

United States Department of the Interior  
National Park Service

**SENT TO D.C.**

10/3/05

**NATIONAL REGISTER OF HISTORIC PLACES  
REGISTRATION FORM**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

**1. Name of Property**

historic name **Rogers Park Manor Bungalow Historic District**

other names/site number

**2. Location**

street & number **Roughly bounded by West Lunt Avenue (north),  
North Western Avenue (east), both sides of West  
Farwell Avenue (south) and North California Avenue (west)**  Not for publication

city or town **Chicago** vicinity  
state **Illinois** code **IL** county **Cook** code **031** zip code

**3. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets  does not meet the National Register Criteria. I recommend that this property be considered significant  nationally  statewide  locally. (  See continuation sheet for additional comments.)

William L. White (SHA)  
Signature of certifying official

9-30-05  
Date

**Illinois Historic Preservation Agency**

State or Federal agency and bureau

In my opinion, the property  meets  does not meet the National Register criteria. (  See continuation sheet for additional comments.)

Signature of commenting or other official

Date

State or Federal agency and bureau

American Indian Tribe

Rogers Park Manor Bungalow Historic District  
Name of Property

Cook County, Illinois  
County and State

**4. National Park Service Certification**

I, hereby certify that this property is:	Signature of the Keeper	Date of Action
<input type="checkbox"/> entered in the National Register <input type="checkbox"/> See continuation sheet.	_____	_____
<input type="checkbox"/> determined eligible for the National Register <input type="checkbox"/> See continuation sheet.	_____	_____
<input type="checkbox"/> determined not eligible for the National Register	_____	_____
<input type="checkbox"/> removed from the National Register	_____	_____
<input type="checkbox"/> other (explain):	_____	_____

**5. Classification**

Ownership of Property  
(Check as many boxes as apply)

- private  
 public-local  
 public-State  
 public-Federal

Category of Property  
(Check only one box)

- building(s)  
 district  
 site  
 structure  
 object

Number of Resources within Property  
(Do not include previously listed resources in the count)

Contributing	Noncontributing
<u>  329  </u>	<u>  49  </u> buildings
<u>  0  </u>	<u>  0  </u> sites
<u> 235 </u>	<u>  0  </u> structures (garages)
<u>  0  </u>	<u>  0  </u> objects
<u> 564 </u>	<u> 49 </u> Total

Number of contributing resources previously listed in the National Register   0  

Name of related multiple property listing (Enter "N/A" if property is not part of a multiple property listing.)  
**Chicago Bungalows**

**Rogers Park Manor Bungalow Historic District**  
Name of Property

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**6. Function or Use**

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Historic Functions (Enter categories from instructions)

**Domestic/Single Dwelling**  
**Domestic/Multiple Dwelling**  
**Domestic/Secondary Structure (Garage)**

Current Functions (Enter categories from instructions)

**Domestic/Single Dwelling**  
**Domestic/Multiple Dwelling**  
**Domestic/Secondary Structure (Garage)**

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**7. Description**

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Architectural Classification  
(Enter categories from instructions)

**Other: Chicago Bungalow**

Materials (Enter categories from instructions)

Foundation    **Brick**

Roof            **Terra cotta or concrete tile, Asbestos Shingles**

Walls          **Brick**

Other          **Limestone, Wood frame (Garages)**

Narrative Description (Describe the historic and current condition of the property on one or more continuation sheets.)

**See Continuation Sheets**

**Rogers Park Manor Bungalow Historic District**  
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**8. Statement of Significance**

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Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield information important in prehistory or history.

Criteria Considerations (Mark "X" in all the boxes that apply.)

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** a birthplace or a grave.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property.
- G** less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance (Enter categories from instructions)

**Community Planning and Development;**  
**Architecture**

Period of Significance 1920-1929

Significant Dates 1920; 1922; 1925/1926; 1929

Significant Person (Complete if Criterion B is marked above) N/A

Cultural Affiliation N/A

Architect/Builder **Allison, Lymon J.; Bruns, Benedict; Zeches, Edward, architects**

Narrative Statement of Significance (Explain the significance of the property on one or more continuation sheets.) **See Continuation Sheet**

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### 9. Major Bibliographical References

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(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS)

preliminary determination of individual listing (36 CFR 67) has been requested.

previously listed in the National Register

previously determined eligible by the National Register

designated a National Historic Landmark

recorded by Historic American Buildings Survey # \_\_\_\_\_

recorded by Historic American Engineering Record # \_\_\_\_\_

Primary Location of Additional Data

State Historic Preservation Office

Other State agency

Federal agency

Local government

University

Other

Name of repository **Historic Chicago Bungalow Association**

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### 10. Geographical Data

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Acreage of Property **140 acres**

UTM References (Place additional UTM references on a continuation sheet)

Zone Easting Northing    Zone Easting Northing

1 16 442079 4650714    3 16 442805 4650358

2 16 442795 4650749    4 16 442084 4650378

See continuation sheet.

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

**See Continuation Sheet**

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

**See Continuation Sheet**

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**11. Form Prepared By**

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name/title: **Beth Martin and Emily Ramsey**  
organization: **Historic Chicago Bungalow Association**      date: **May 16, 2005**  
street & number: **1 North LaSalle Street, Suite 1200**      telephone: **312-642-9900**  
city or town: **Chicago**                      state **IL**                      zip code **60602**

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**Additional Documentation**

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Submit the following items with the completed form:  
Continuation Sheets

Maps  
A USGS map (7.5 or 15 minute series) indicating the property's location.  
A sketch map for historic districts and properties having large acreage or numerous resources.

Photographs  
Representative black and white photographs of the property.

Additional items (Check with the SHPO or FPO for any additional items)

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**Property Owner**

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(Complete this item at the request of the SHPO or FPO.)

name **various owners**  
street & number                                      telephone  
city or town                      state                      zip code

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Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).  
Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

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Rogers Park Manor Bungalow District  
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**Narrative Description**

Summary Description:

The Rogers Park Manor Bungalow District is located in the West Ridge Community Area on the north side of Chicago, approximately 9 miles from the city's commercial center. The district is bound on the east by North Western Avenue and on the west by North California Avenue, encompassing all of West Farwell Avenue, West Morse Avenue, and West Coyle Avenue, as the well as the south sides of the 2400, 2500, 2600, and 2700 blocks of West Lunt Avenue. Brick bungalows form the bulk of the district, accounting for 247 of the 329 primary structures built within the period of significance. These bungalows are interspersed with multi-unit apartment buildings, antecedent frame and stucco bungalows, and examples of other types of single-family homes dating from the period of significance, 1920 -1929. Rear contributing garages numbering 235 also survive from the period of significance. Built between 1920 and 1931 by dozens of different of architects and builders, Rogers Park Manor encompasses a wide range of Chicago bungalow subtypes. The district reflects the coming of age of the Chicago bungalow, when local architects and builders began experimenting with form and stylistic detailing to create bungalows that were truly unique to Chicago. Chicago bungalow neighborhoods like Rogers Park Manor offered home buyers more than solid, well-made homes; they made good residential design accessible to middle-class families. Despite the number of participants and the variety of housing types, the growth and development of Rogers Park Manor maintained a uniform scale and a sense of cohesiveness through strictly maintained setbacks and the thoughtful arrangement of different building types. The one-and-one-half-story brick bungalows and their frame and stucco bungalow antecedents mix amicably with brick two- and three-flats and other modest brick homes with Tudor and Mediterranean Revival detailing. More substantial single family homes, mainly Tudor Revival and Mediterranean Revival, and large multi-unit apartment buildings occupy several of the more spacious corner lots, accenting but not interrupting the smaller scale housing on the district's interior lots.

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Common features such as brick construction, grouped fenestration, and decorative brick and limestone detailing visually connect the Chicago bungalows to other building types in the neighborhood and add to the sense of cohesiveness in the district. Thirty-two buildings have been built since the period of significance in Rogers Park Manor; however, these structures are largely confined to the periphery of the district and do not detract from the core of Chicago bungalows and contemporary early 1900s residences. Only nineteen structures in the district have been altered to such an extent as to render them noncontributing structures. The majority of these alterations consist of large second story additions which obscure the bungalow's original one-and-one-half story design. Otherwise, the bungalows in the district retain their early twentieth century appearance, as outlined in the registration requirements of the Chicago Bungalow Multiple Property Listing.

Site and Setting:

The Rogers Park Manor bungalow district is situated in the Rogers Park neighborhood in Chicago, just north of West Pratt Avenue and west of North Western Avenue, two major commercial thoroughfares. The district consists of twenty-eight block faces, each containing between thirteen and sixteen individual lots. With the exception of the 2400 blocks along the district's eastern boundary, which are cut short to make room for commercial buildings facing east on North Western Avenue, and the south block faces of North Lunt Avenue, which contain many larger apartment buildings, the block faces are consistently divided into fifteen or sixteen lots. Although lot sizes in the district range from twenty-five feet wide to seventy feet wide, the average size of interior lots is approximately thirty to thirty-five feet wide and 124 feet deep. Corner lots and lots occupied by multi-unit dwellings are generally wider. Buildings face north and south along the four east-west streets which run through the district—West Lunt Avenue, West Coyle Avenue, West Morse Avenue and West Farwell Avenue. These streets are designated for one-way traffic and measure twenty-seven feet ten inches wide. The right-of-way on each block face includes street lawns fronting the street pavement, as well as sidewalks between the street lawns and the property lines of the individual building



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lots. The street lawns measure approximately twelve feet in depth. The sidewalks are consistently six feet wide. With few exceptions, buildings are set back approximately thirteen-and-a-half feet from the street. Despite this strict adherence to a uniform setback, the bungalows in the district vary dramatically in both their size and the percentage of lot space they occupy. Building footprints for single family residences, two-flats and three-flats in Rogers Park Manor range from 520 to over 2500 square feet, and they can occupy as little as 10 percent or as much as 60 percent of their lots. The modest frame bungalow at 2414 West Coyle Avenue (built in 1923) measures nineteen feet wide and twenty-eight feet long and sits on a twenty-five-foot by 124 foot lot. With a building footprint of only 532 square feet, the bungalow occupies only about seventeen percent of the total lot space. In contrast, the brick bungalow at 2529 West Coyle has a building footprint of 2,072 feet—larger than most of the two-flats and three-flats in the district—and takes up nearly half of its thirty-five-foot by 124-foot lot.

Frame and brick garages measuring approximately twenty by thirty feet occupy the rear portion of most of the district's bungalow lots. Garages that serve interior lots generally face the alley, while those associated with corner bungalows tend to face the side street for easier access. The Rogers Park Manor bungalow district contains 235 garages that date from the period of significance, 1920 to 1929. For the most part, these garages are simple, utilitarian frame or brick structures. Some notable exceptions include the garages at 2449 and 2453 West Coyle, which feature face brick and clay tile roofs that match the bungalows they serve. These two garages are also unique in that they face the street rather than the alley; a common driveway between the two buildings provides access to these garages.

Materials and Stylistic Variation:

Very few bungalow neighborhoods in Chicago were conceived and constructed by a single developer working with a single architect. Most, like Rogers Park Manor, emerged over the span of a decade or more as the product of large and small scale developers, individual builders, and owners building homes for

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themselves. Some builders worked directly with local architects to create original designs, while other builders relied on pattern drawings or served as their own architects. The large number of participants involved in the building of Rogers Park Manor ensured a diversity of building types and styles. The district reflects a clear preference for bungalows, with frame, stucco, and brick bungalows representing over two thirds of the buildings in the area. However, other popular types of single family homes—mainly derived from the Tudor and Mediterranean Revival styles—are also represented in Rogers Park Manor. Like many other neighborhoods in the bungalow belt, Rogers Park Manor also includes some higher density residential structures concentrated mainly along West Lunt Avenue, facing Indian Boundary Park. These buildings, while not considered Chicago bungalows or antecedent forms of the Chicago bungalow, are contributing structures within the Rogers Park Manor bungalow district because they were constructed during the period of significance and contribute to the sense of a varied yet cohesive streetscape. Despite the variety of building types and styles, common materials like brick, limestone, and terra cotta, and common features such as grouped fenestration, decorative brick and limestone detailing, and art glass windows serve to visually connect these other building types to the Chicago bungalows in the neighborhood and add to the sense of cohesiveness in the district.

Brick is by far the most common building material used in Rogers Park Manor. Brick buildings occupying corner lots in the district have face brick on both street-facing elevations, while buildings on interior lots feature face brick only on their façades. Face brick in the district ranges in color from light grays, tans, and yellows to deep reds and browns. Although colorful face brick was used in many bungalow neighborhoods as an inexpensive way to differentiate between identical designs within a streetscape, builders in Rogers Park Manor used face brick more decoratively. The mottled green and red face brick used at 2501 West Morse compliments the bungalow's bright red tile roof, while more subtle yellows and tans on bungalows such as 2612 and 2614 West Coyle highlight architectural details like rounded art glass windows. Secondary materials include wooden elements used to construct the handful of frame and stucco bungalows

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in the district, as well as the frame dormers, window frames, exterior doors, and rear porches (many of which have since been enclosed) for brick buildings, and limestone used for planter brackets, sills, copings, and decorative accents. A good number of buildings in the district, particularly late 1920s bungalows, Mediterranean style homes, and some apartment buildings, feature terra cotta tile roofs. Notable examples include developer Edward Zeches's impressive terra cotta home at 2557 West Farwell, a three-story brick and limestone apartment building at 2443-5 West Lunt, and the 1928 Chicago bungalow at 2522 West Coyle. A few bungalows, such as 2616 and 2525 West Farwell, have retained their original decorative concrete tile roofs. However, most of buildings in the district feature modern asphalt tile or asphalt sheet roofing over what was most likely original asbestos shingle roofing material.

The majority of the buildings in Rogers Park Manor date from 1923 to 1927. Early building in the area was confined to modest and simple frame, brick and stucco homes, such as the stucco bungalow at 2444 West Coyle, built in 1923. The first Chicago bungalow in Rogers Park Manor was built in 1922 at 2501 West Morse Avenue by contractor Andrew Nelson for his family, and its simple form set the precedent for the first wave of bungalow building in the district. Architects and builders in Rogers Park Manor built primarily simple brick bungalows with flat or slightly projecting front bays, groupings of standard double hung windows, recessed corner or side entrances, and minimal limestone detailing through 1924 and 1925. The bungalows at 2427 & 2429 West Coyle Avenue and 2441 West Morse Avenue are typical of this type of Chicago bungalow. In 1926, the form of the Chicago bungalows in Rogers Park Manor began changing quite dramatically, as the area became more popular with white-collar workers and professionals and housing prices rose. Bungalows constructed after 1925 in the district feature greatly enlarged, more rounded front bays with art glass windows and carved limestone details. Entrances are pushed back along the side of the house, and are much less a primary feature of the façade than in earlier bungalows in the district. Three good examples of this more elaborate later style of Chicago bungalow can be seen at 2543 West Morse Ave, 2529 West Morse, and 2630 West Morse Avenue—all designed by architect Benedict Bruns for various

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developers in 1926, 1927, and 1928, respectively. There were obviously exceptions to the rule—incredibly innovative bungalow designs, like those by Gubbins and McDonald at 2524, 2530, 2534, 2538, 2540 and 2544 West Morse Avenue, appeared early in the district, and plainer bungalows continued to be built into the late 1920s. However, the overall character of the neighborhood was formed by these two distinctive bungalow building trends.

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Statement of Significance

The Rogers Park Manor Bungalow Historic District meets the National Register Criteria outlined in the Chicago Bungalows Multiple Property Listing. With 329 properties, 247 of which are Chicago bungalows, developed between 1920 and 1929, the district meets National Register Criterion A for local significance by being associated with events that contributed to broad patterns of Chicago history—the promotion of single-family homeownership for city residents, countering the twentieth century trend toward increasing residential densities that characterized Chicago's contemporary apartments and tenements. For Criterion A the years of significance are 1920 to 1929, representing the first and last years of construction in the district.

Possessed of a high degree of original architectural and urban integrity, the district also meets National Register Criterion C for local significance by embodying the characteristics of a distinctive type, period, and method of residential construction—the bungalow. Chicago bungalow neighborhoods like Rogers Park Manor offered home buyers more than solid, well-made homes; they made good residential design accessible to middle-class families. Although the basic form of the Chicago bungalow was limited by the constrictions of local building codes and long, narrow urban lots, by its peak in the late 1920s the Chicago bungalow had become an important part of the architectural fabric of the city. Local bungalow architects Benedict J. Bruns, Ernest Braucher, Lyman Allison, and dozens of others experimented with form and stylistic detailing to create bungalows that were truly unique to Chicago. Nowhere is this trend more evident than in Rogers Park Manor, where the early form of the practical and efficient but understated bungalow quickly gave way to large and elaborate homes that challenged the accepted idea of the Chicago bungalow. Developer Edward Zeches and architect Benedict J. Bruns designed and built a large percentage of the homes in the Rogers Park Manor nomination area. Although not always paired together, Zeches and Bruns were the most influential forces in shaping the development of Rogers Park Manor, and the many

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other architects, developers and builders in district followed in their footsteps when they built bungalows in Rogers Park Manor. Despite the variety of participants, the Rogers Park Manor district exhibits a uniform scale and a sense of cohesiveness because of the predominance of one-and-one-half story brick bungalows.

The Rogers Park Manor Bungalow District maintained a strictly residential urban pattern that stood in sharp contrast to Chicago's nineteenth century communities, where residential and commercial and industrial activities overlapped in the built environment. Thus, Rogers Park Manor and other bungalow neighborhoods, with their distinct land-use patterns that anticipated Chicago's 1923 adoption of comprehensively zoned land uses and building restrictions, also represent a distinctive type as encompassed by National Register Criterion C. For Criterion C the years of significance are 1920 to 1929, indicating the dates of construction for the first and last bungalows in the district.

Historical Summary

The development of Rogers Park Manor in the 1910s and 1920s characterized the rise and enormous popularity of Chicago bungalow neighborhoods between 1907 and 1930. Between 1900 and 1930, Chicago's population doubled as 1.5 million additional residents settled into the city. During this same period the number of owner-occupied housing units in Chicago rose from 86,435 in 1900 to 261,750 in 1930. The tens of thousands of one-and-one-half story brick bungalows built in the city's outlying neighborhoods between 1910 and 1930 stood at the forefront of this expansion of single-family homeownership. Built together, many times in entire blocks, the unprecedented form of Chicago bungalows created an entirely novel form of Chicago urbanism. While facilitating the American dream of homeownership for many Chicago residents, neighborhoods like Rogers Park Manor created a harmonious and aesthetically cohesive residential landscape out of the truck farms and vast prairie that had surrounded the city.

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The area of West Rogers Park, or West Ridge, was inhabited first by Potawatomi Indians in the 17<sup>th</sup> century, followed by German and Luxembourger farmers who settled the area during the 1830s and 1840s.<sup>1</sup> West Ridge was incorporated as a village in 1890 and was annexed to Chicago in 1893, but annexation alone did not bring immediate growth. Although the areas east of West Ridge flourished thanks to early rail connections to Chicago (both the Chicago & Northwestern Railway and the Chicago, Milwaukee and St. Paul Railroad had been serving the lakeside village of Rogers Park, just east of West Ridge since the 1860s), the lack of adequate transportation lines hampered growth in West Ridge. Much of the West Ridge community remained predominately rural well into the early 1900s, consisting of farms, greenhouses and open prairie. The population remained under 500 until after 1900; residents farmed the land and relied on Rogers Park or Evanston for occasional goods and services.<sup>2</sup>

Inroads into the area began slowly, with only moderate success. In 1899, Western Avenue was extended northward to connect the West Ridge area to the rest of Chicago, creating the first direct link between the small community and the city. Western Avenue became the longest street in Chicago, surpassing Halsted. The development of brickyards along the North Branch of the Chicago River, a direct result of the copious amounts of clay made available by the construction of the North Shore Channel of the Sanitary District of Chicago in 1909, brought German and Scandinavian laborers to the western part of West Ridge. However, interest in wide-scale residential real estate development to fill the open land between the brickyards and emerging commercial corridor along Western Avenue would not begin in earnest until after World War I, when the population boom created a scramble for new housing in previously undeveloped parts of the city.<sup>3</sup>

Anticipating that development would eventually come to West Ridge, landowner Adolphus S. Coyle formed the real estate company National City Realty with partner Albert D. Birdsall. Together, they subdivided Coyle's landholdings just west of North Western Avenue and north of West Pratt Avenue in 1911

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and 1912. The subdivision was christened Rogers Park Manor, drawing on the familiarity and positive associations of the flourishing Rogers Park community. However, the area was still too isolated to attract residential development. In 1915, the closest streetcar line ran along Clark Street, almost one mile east of Rogers Park Manor. Not until the late 1910s, when the Western Avenue streetcar was finally extended north from Lawrence Avenue to Howard Street, did interest in the residential possibilities of West Ridge take hold. Ads for streetcar lines advertised trolley tours through the newest annexed neighborhoods, including West Ridge. National City Realty sold the first parcels of land in Rogers Park Manor around 1918; sales in this and other subdivisions in the area were brisk enough by the early 1920s to allow the company to establish an office in the Republic Building at 209 South State Street.<sup>4</sup>

Coyle and Birdsall gave little thought to the overall design of Rogers Park Manor outside of the elements that would maximize its profit-making potential. The lots were sold over a 15-year period between 1915 and 1930 to willing developers and builders who, in combination with various architects and contractors, built homes in the subdivision one at a time or in small groups of no more than five. This pattern of development gave Rogers Park Manor a sense of diversity in its housing stock that more rigidly planned bungalow neighborhoods like Schorch's Irving Park Gardens lacked. Early building in the area was confined to modest and simple frame, brick and stucco single family homes. Unlike Rogers Park, which had evolved into a dense conglomeration of multi-unit apartment buildings served by high capacity rail systems, Rogers Park Manor, constrained by the limitations of its single streetcar line, emerged as a single family residential community. This pattern was set in many communities along the bungalow belt, where relatively low capacity streetcar lines encouraged lower density development than commuter rails.

The first home constructed in what would become Rogers Park Manor was a one story frame cottage at 2626 West Morse Avenue, completed in early 1920. Frame and stucco cottages like those at 2415 West Morse, 2418 West Farwell, 2447 West Lunt, and 2611 West Coyle, all of which were completed in 1921 and



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1922, quickly followed. By late 1922, the Chicago bungalow had made its first appearance in Rogers Park Manor. Constructed by Andrew Nelson and designed by architect C. Nicholson in the fall of 1922, 2501 West Morse Avenue was the first Chicago bungalow built in the district.<sup>5</sup> Colorful mottled red and green brick, a graceful arched entryway, broad overhanging eaves and a painted cement tile roof help this bungalow to stand out despite its simple flat front and rectangular shape.

Bungalow building began in earnest in Rogers Park Manor in 1923, as work started on several brick bungalows on Farwell and Morse Avenues. 2432 West Farwell, a standard square-front Chicago bungalow with recessed corner entrance, was built by developer Arvid Nelson, and stood in marked contrast to its neighbor, 2434 West Farwell, which was going up at the same time. 2434 West Farwell, a wide Arts and Crafts style bungalow with gently curving eaves and a corner porch supported by a massive battered stone post, was designed by bungalow architect Lyman J. Allison for owner C. Kreiter. In June of 1923, developer George Siegrew began construction on a group of five homes on the 2400 block of Farwell. Siegrew and Swedish architect William C. Presto used different rooflines, brick color, and entry locations to create subtle variety within this grouping of bungalows, all of which feature large square front bays with banks of Prairie-style windows and decoratively scrolled rafter tails under protruding eaves. By the end of 1923, several small clusters of bungalows had been completed, all with simple shapes and modest architectural details. 2514 West Morse, a gambrel roof building with a bungalow-style polygonal bay and Tudor revival style gabled entrance, proved to be the most elaborate, if not the most cohesive, house completed in Rogers Park Manor that year.

Architects and developers followed this simplified, economical formula for the bungalows in Rogers Park Manor until the later 1920s. With few exceptions, the bungalows built between 1924 and 1925 in the district exhibit the same features—flat or slightly projecting three-sided front bays, multiple groupings of double hung windows with vertical muntins, recessed corner or flush side entrances, and geometric

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limestone detailing—as their predecessors. The average cost of construction for these bungalows was \$5000 to \$6500.<sup>6</sup> Builders also applied this bungalow template to the brick two- and three-flat apartment buildings constructed in Rogers Park Manor, which often resembled two or three bungalows stacked on top of one other. These apartments began appearing in late 1924, and because of their similarity to the bungalows around them, they complemented the emerging character of the neighborhood. With the exception of West Lunt Avenue facing Indian Boundary Park and a portion of the south side of the 2500 block of West Coyle Avenue, these apartment buildings were constructed singly and tucked discreetly into the blocks. Developer Edward Zeches' group of four two-story brick apartment buildings at 2541, 2545, 2547 and 2551 West Coyle, designed by architect A. F. Feschel and constructed in 1925, are typical examples of the smaller apartment buildings in the district. Bands of four double hung windows stretch across a square front bay; a recessed entry bay houses an interior stair that provides access to the different units. Decoration is limited to limestone medallions and stringcourses that accent the window openings.

Despite their restrained style, the early bungalows in Rogers Park were well built and, for the most part, well designed homes. Architects like Benedict Bruns, Lyman Allison and Ernest Braucher were already familiar names within the emerging bungalow belt by the time Rogers Park Manor began to develop, and their early bungalows, though simple, reflect their understanding of the form. Bruns designed forty-seven homes in the Rogers Park Manor district; Allison was responsible for twenty-six. Bruns was the most prolific architectural contributor to the bungalow development in the Rogers Park Manor neighborhood. He started very early in the neighborhood, in 1923, with six frame bungalows mostly on the east side of the neighborhood. In 1924, he designed ten brick flat front bungalows and two two-flats. They were also relatively modest in ornament. His next sixteen bungalows completed in 1925 featured mostly polygonal bays (among the earliest in the district), with the exception of three flat front bays. Bruns was also among

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the first to begin to develop more ornamentation in his bungalows with various brick patterns, limestone detailing, and the incorporation of leaded art glass windows.<sup>7</sup>

Bruns and Allison, like most bungalow architects in Chicago, relied on horizontal emphasis through low-lying rooflines, expansive eaves, grouped windows, and decorative brick and limestone detailing to connect their bungalows to the surrounding landscape, and both architects seems to have been influenced by each other's designs in Rogers Park Manor. Bruns was particularly fond of using wing-like projecting eaves to make his bungalows appear more horizontal than they really were; this effect is most striking at 2517 West Farwell, where the eaves extend approximately five feet on each side of the building (broad enough to serve as the covering for the recessed corner entry), and 2539 West Morse, where the polygonal bay is set under squared eaves, resulting in very broad triangular overhangs at the corners of the bay. Allison designed similar bungalows at 2439, 2443, 2641 West Farwell, but he initially preferred a more direct interpretation of bringing the outside in, as seen in the covered porches on his 1923 bungalows at 2617 West Coyle, 2434 West Farwell, 2436 West Farwell, and 2609 West Farwell. One year later, Bruns appropriated this feature for several bungalows on Farwell and Coyle.

Early exceptions to the standard bungalow form hinted at the changes that would take place in the late 1920s, particularly on corner lots, which were typically larger and provided more space for architectural expression. Built by E. L. Jensen in the summer of 1925, 2600 West Farwell Avenue, is a side entrance bungalow with an unusually broad façade and features a graceful curved window bay holding four double hung windows with rounded transoms connected by a common limestone sill. Battered corner piers and a low-lying terra cotta tile roof with broad, overhanging eaves contribute to the bungalow's horizontality. Owner architect Fred Winter eschewed traditional limestone for concrete in his 1925 bungalow at 2500 West Farwell Avenue. Winter constructed the home with an unusually high raised basement, set off by five-foot-high knee walls of smooth, poured concrete. This modern looking base supports a traditional Chicago

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bungalow form with an offset curved window bay and simple side entrance. Architect Ernest Braucher designed an unusual center-entrance bungalow for J. West Adams at 2632 West Morse in 1925, and Swedish contractor Carl Mantzer's home at 2525 West Farwell features another unusual entrance that is flush with the façade and allows for entry at the ground level.

Some developers in the district were also looking for designs that would distinguish their work from other builders in the district. The neighborhood development team of John J. Gubbins and Allan McDonald, whose offices were a stone's throw away on the corner of Lunt and Western Avenues, made a more radical departure from the standard bungalow form with their contributions to the district.<sup>8</sup> In 1925, Gubbins and McDonald commissioned architect W. C. Wright to design two brick houses at 2449 and 2453 West Coyle Avenue. The houses, mirror images of the same design, each feature a square, flat-roofed projecting center bay flanked by simple raised porches and punctuated by casement doors crowned with decorative rounded panels. Wrought iron balconettes set off these casement doors and wrought iron railings enclose both porches. Concrete tile roofing painted in green and red complete the Mediterranean look. Wright designed a similar group of six Mediterranean and Spanish Revival style bungalows for Gubbins and McDonald on the 2500 block of West Morse Avenue. The bungalow at 2540 West Morse Avenue, with its recessed second floor sleeping porch and deeply recessed tunnel-like entryway, show Wright's willingness to experiment with the basic form of the Chicago bungalow. More importantly, Gubbins and McDonald's Mediterranean bungalows are modest examples of an architectural style that was extremely popular among builders of much larger homes in the district.

By 1926, the form of the Chicago bungalows in Rogers Park was changing dramatically, particularly as more white-collar households took an interest in the area and housing prices rose.<sup>9</sup> In addition to a general increase in size, the most common alterations to the traditional Chicago bungalow were the enlargement of front rooms, the rounding of front bays, changes in the location and prominence of the main entrance, and

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the addition of more costly details such as art glass windows. Front bays expanded forward and became more rounded, while front entrances receded. Early projecting bays like those at 2525 and 2539 West Farwell and 2428 and 2433 West Morse Avenue were contained under the main roofline of the house or projected only slightly beyond the home's primary rectangular massing. In contrast, the Chicago bungalows built after 1926 feature front bays that appear more as extensions rather than an integral part of the house itself. These large front bays often showcased locally designed and manufactured art glass, decorative brickwork, and carved limestone details. German contractor Edward Zeches, who developed sixteen houses in the district, was responsible for many of the most elaborate later bungalows. Zeches began working with architect Benedict Bruns in late 1925 on several bungalows on the 2500 block of West Morse. Bruns designed a large five-sided front bay with banks of art glass windows along each plane for the bungalows at 2543 and 2549 West Morse. Unadorned battered piers soften the edges of the bay; this element is repeated at the recessed corner entry, and serves to tie the two masses together. These two identical bungalows are separated by a more elaborate design, featuring a prominent curved bay with art glass windows separated by flared brick piers. The street facing entrance is set far back along the side of the house to accommodate what would become Zeches' signature curved bay. At 2657 West Farwell Avenue, which Zeches completed in January of 1927, the entire front of the house is given over to this type of curved bay. The main entrance is situated inconspicuously on the western elevation, beyond which a second shallow curved bay delineates the bungalow's dining room. Corner entrance versions of this bungalow, designed by the architecture firm Dewey and Pavlovich, appeared at 2531 West Coyle and 2554 West Morse.

Dewey and Pavlovich worked with other developers in Rogers Park Manor on bungalows very similar to those they were designing for Zeches. The architects teamed up with developer Joe Marschner in 1926 to build three impressive bungalows on the 2600 block of West Farwell. The most elaborate of the three, 2601 West Farwell features a five-sided bay with a large central band of art glass casement windows, a

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prominent side entrance with a period metal awning, and a terra-cotta tile roof. Marschner also worked with Lyman Allison to build bungalows in Rogers Park Manor. While the majority of Allison's work in the district was confined to more basic early 1920s bungalows, he did complete several more elaborate bungalows in 1927 and 1928, including the one he designed for Marschner at 2652 West Farwell Avenue. Developers Arvid Nelson and J. A. Carrigan worked primarily with architect Benedict Bruns for their late 1920s bungalows. Bruns designed the bungalows at 2416, 2418, and 2422 West Morse for Nelson in 1928, and his work here adhered very closely to the new bungalow form that he had worked with Zeches to create in late 1926. Although the late 1920s bungalow differed radically from their more modest predecessors, they did not differ much from each other. In that sense, bungalow architects in Rogers Park had broken one mold but then quickly fashioned another, albeit more elaborate one, to replace it.

The last Chicago bungalow built in the Roger Park Manor district was completed on September 24, 1929, mere weeks before the stock market crash that would bring an end to the 1920s building boom that had nurtured the evolution of the Chicago bungalow. The bungalow at 2620 West Coyle, built by a man named Edward Reynolds for his own residence and designed by architect George Pearson, represents the peak of bungalow building in Rogers Park Manor, the completion of the trend from rectangular and one-dimensional to rounded and multi-dimensional.<sup>10</sup> The large front bay is a true rounded bay (the only one in the district), uninterrupted by corners or piers. Generous art glass casement windows with arched transoms sit on a continuous limestone sill. Panels of decorative brickwork occupy the lower half of the bay, and overhanging eaves follow the entire perimeter of the house. The recessed covered entryway mimics the arched door and windows.

In the midst of the bungalow boom, there was a secondary building trend that guided the construction larger single family homes in Rogers Park Manor. Romantic revival styles, primarily Tudor Revival and Mediterranean Revival, were built throughout the 1920s in Rogers Park Manor by many of the same

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developers and architects who were building the district's Chicago bungalows. Some of the most impressive examples include the Mediterranean Revival homes at 2454 West Morse and 2458 West Morse, both built by T. D. Randall and designed by architect Charles H. Markel between 1925 and 1926, and Edward Zeches' own home at 2557 West Farwell. This terra cotta clad interpretation of a Mediterranean villa, designed by Dewey and Pavlovich in 1928 and completed at a cost of \$22,000, was the most imposing and most expensive home in Rogers Park Manor.

Tudor Revival eclipsed Mediterranean Revival in Rogers Park Manor during the late 1920s, and became particularly popular on Morse Avenue. Swedish contractor Carl G. Lantz hired architect W. C. Wright to design his family's Tudor Revival style residence at 2555 West Morse in 1926, one of the earliest Tudor's on the street. A rusticated stone chimney and steeply gabled entrance bay dominate the façade; rusticated stone around the door and over the windows completes the effect. Zeches, Dewey and Pavlovich collaborated on an impressive example at 2442 West Morse in 1928, which features a large central chimney, steep gables with half-timbering, and rusticated stone accents. Walter Haring constructed a Tudor Revival style home for his family at 2553 West Morse in 1928, and similar homes were completed by developer A.K. Spander and architect Edward Benson at 2716 and 1718 West Morse in 1929.<sup>11</sup>

Like most bungalow districts in Chicago, Rogers Park Manor drew families from a diverse array of ethnic and economic backgrounds together under the common goal of homeownership. Over one-third of the homes in Rogers Park Manor were owned by immigrant families, with another one-third owned by children of immigrants. German and Swedish families predominated in the district, but over 22 nationalities, including English, Canadian, Irish, Norwegian, Dutch, Greek, Italian, Russian, and Bohemian were also represented on the blocks. Residences in Rogers Park Manor housed lawyers and truck drivers, doctors and carpenters, musicians and small business owners. Many of the men who built Rogers Park Manor also settled in the community. Developer John Carrigan moved with his family into the bungalow at 2427 West Morse in

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1926. Three of Carrigan's seven children were born in the house. Developers John Gubbins and Allan McDonald lived across the street from each other, in Mediterranean inspired bungalows on West Coyle Avenue they built in 1925. Swedish contractor Carl Mantzer built his home at 2525 West Farwell and several other bungalows in the district. Even Edward Zeches chose to settle in Rogers Park Manor, although he did forgo bungalow living for a more elaborate Mediterranean Revival home clad entirely in terra cotta. Arvid and Axel Nelson, Swedish born brothers who often worked together, both lived in the neighborhood—Axel in a two-flat on Lunt, and Arvid in the first brick bungalow built on Morse Avenue. Not surprisingly, given the amount of construction going on, a slew of men in the building trades also settled in Rogers Park Manor—painters and stone masons, brick layers, lathers and plasters, plumbers, electricians, heating specialists, excavators, and carpenters.<sup>12</sup>

Among the more colorful of the neighborhoods residents were known gangsters Timothy ("Big Tim") Murphy, who was shot and killed in front of his bungalow at 2525 West Morse in 1928, and Joseph Aiello, who lived with his extended family in the two story home at 2553 West Lunt Avenue until his murder in 1930.<sup>13</sup> Murphy's death may have made Rogers Park Manor front page news, but no doubt residents preferred the less volatile professions of other famous faces in the community, including xylophonist Lou Chiha ("Signor Friscoe"), who recorded twelve records for Edison and was well-known among the vaudeville circuit, and artist George B. Petty. Petty, famous for his female pin-up drawings known as "Petty Girls" which helped launch *Esquire* magazine in 1933 and were distributed in magazines and calendars across the nation, worked from a studio in the basement of his bungalow at 2609 West Coyle. It was here that he designed his most celebrated work, the poster for the 1933 Chicago World's Fair.<sup>14</sup>

Homeowners in Rogers Park Manor took great pride in and felt a great responsibility for not only their own homes but the community as a whole. In the early years of its existence, Indian Boundary Park was collectively funded by the people of Rogers Park Manor as part of the Ridge Avenue Park District. Not until



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the mid 1920s was the park taken over by the city, which built a large Tudor Revival field house on the property in 1929.<sup>15</sup> That same year, Boone Elementary School was completed nearby at 6710 South Washtenaw. The bungalows that emerged in Rogers Park Manor between 1920 and 1929 allowed working and middle-class, blue- and white-collar families to also share in the American dream of homeownership. For these families, the bungalow provided a thoughtfully designed, solidly built, and thoroughly modern home that was adaptable enough to satisfy the needs and wants of homeowners ranging from the average wage earner to the successful professional. Architects and builders who constructed the bungalows in Rogers Park Manor met the considerable challenge of providing a housing type that appealed to a broad spectrum of homeowners. The variety of bungalows in Roger Park Manor, interspersed with other compatible styles of housing and held within a cohesive frame of uniform setbacks and regularly sized lots, allowed an economically, ethnically, and culturally diverse group of people to assimilate into a uniform American residential fabric.

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<sup>1</sup>Grossman, James R., Keating, Ann Durkin, and Reiff, Janice L. *The Encyclopedia of Chicago* (Chicago: The University of Chicago Press, 2004), 872-3. The boundary line of the 1816 Indian cession divides the nomination area of Rogers Park Manor in half, lending its legacy to the name for Indian Boundary Park, which forms the northern boundary of Rogers Park Manor.

<sup>2</sup> Ibid.

<sup>3</sup> "Western Avenue is a New King of Streets," *Chicago Daily Tribune*, Dec 10, 1899, page 33.

<sup>4</sup> City of Chicago tax map, showing blocks "A" (2500 blocks of all streets) Rec. Nov. 21, 1910, blocks "B" (2400 and 2700 of all blocks) Rec. Apr 5, 1911, and blocks C (2600 blocks) rec. Dec. 2, 1911 Doc. 4877101; Chicago City Directories, 1909-1912; Map of Chicago Surface Lines from *Economist* (January 4, 1913, January 7, 1915, and January 10, 1920).

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<sup>5</sup> This and following reports are based on Chicago building permits for properties within the district, as well as information gathered from the Fifteenth Census of the United States, 1930, Manuscript Population Schedules.

<sup>6</sup> Based on estimated construction costs listed on original building permits for the bungalows in the district, 1922-1925.

<sup>7</sup> Bruns had a thriving architectural business in Chicago. At one time, he employed as many as 5 draftsmen. His offices were located at 1548 W Belmont and later at 3959 Lincoln Avenue on the 5<sup>th</sup> floor. He was architect for many large developments in the city and suburbs and he was the architect for at least 47 homes in the Rogers Park Manor nomination area. In 1928, Benedict was awarded a 200 home project for Calumet City where there would be 25 different styles of bungalows to avoid the "pea-in-a-pod" appearance. He also designed 231 residences in Villa Park with 50 different designs, mostly of English or Spanish inspiration. Information from private papers of Benedict J. Bruns, loaned by family members.

<sup>8</sup> Advertisement from *Chicago Daily Tribune*, August 12, 1926, page 13.

<sup>9</sup> Fifteenth Census of the United States, 1930, Manuscript Population Schedules. Chicago Building Permits.

<sup>10</sup> Chicago Building Permit for 2620 West Coyle, dated July 17, 1929.

<sup>11</sup> Fifteenth Census of the United States, 1930, Manuscript Population Schedules. Chicago Building Permits.

<sup>12</sup> Fifteenth Census of the United States, 1930, Manuscript Population Schedules. Chicago Building Permits.

<sup>13</sup> "Colorful Career of Ex-Labor Chief Brought to End by Bullets," *Chicago Daily News*, June 27, 1928; "Capone Guns Slay Aiello," *Chicago Daily News*, October 24, 1930.

<sup>14</sup> "The New Edison: The Phonograph with a Soul." September 4, 1920; Austin, Reid Stewart, *Petty* (New York: Random House, 1997).

<sup>15</sup> Report on Indian Boundary Park, prepared by the Commission on Chicago Landmarks, City of Chicago Department of Planning and Development, 2005.

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### Geographical Data

#### Boundary Description

The Rogers Park Manor Bungalow District is located in Section 36, Township 41 North, Range 13 East, UTM Grid Zone 16, Chicago, Cook County, Illinois, bound roughly by North Western Avenue on the east, North California Avenue on the west, the alley between West Farwell Avenue and West Pratt Avenue on the south, and West Lunt Avenue on the north. Beginning at 2711 West Lunt proceed east to the alley behind North Western Avenue, turn 90 degrees and head south to the alley south of West Farwell Avenue, turn 90 degrees and head west to 2743 Farwell, past 2743 turn 90 degrees and head north across Farwell Avenue and turn 90 degrees to the west to just past 2744 Farwell, turn 90 degrees and head north to the alley behind 2744 Farwell turn 90 degrees to the east and proceed to 2736 Morse turn 90 degrees and head north across Morse turn 90 degrees and head west to 2746 Morse, past 2746 turn 90 degrees and head north to Coyle Avenue at Coyle jog in one lot to 2747 West Coyle turn 90 degrees and head north to the alley at the alley turn 90 degrees and head east to the rear lot line of 2711 West Lunt turn 90 degrees and head north to the point of beginning.

#### Boundary Justification

The boundaries of the district encompass nearly sixteen residential blocks of primarily Chicago bungalows developed between 1920 and 1929, which form a cohesive and relatively uniform landscape consistent with other Chicago bungalow districts. The district is bound on the east by the alley just west of North Western Avenue, behind the commercial blocks facing east on that street. The western boundary is more irregular, following the point on each block where pre-depression development stopped. North Lunt Avenue forms the northern boundary, facing Indian Boundary Park, and the alley between West Farwell and West Pratt marks the district's southern boundary. Relatively few significant alterations to the bungalows detract from their original expressions. The character of the neighborhood is further preserved by the continued use of its bungalows exclusively as private residences. The architectural continuity of this neighborhood does not extend in any direction beyond the district's boundaries. While a residential character persists directly west of the boundaries, the consistency of form present in the district is interrupted by the presence of large numbers of housing types constructed outside the period of significance, which accounts for the district's irregular western boundary. Commercial buildings line North Western Avenue, a heavily traveled two-way, four-lane street, marking a clear shift in neighborhood character east of the district. While bungalows proliferate south of the district, they are separated from Rogers Park Manor by West Pratt Avenue, a main thoroughfare.

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<b>2400 COYLE</b> 2414 W. Coyle Ave. Owner: Mrs. M. C. Travis Architect: none listed Contractor: none listed Cost: \$5,000 Date Completed: 7/18/23 *Contributing Garage	Cost: \$6,000 Date Completed: 8/10/25 *Contributing garage	Architect: Allison Contractor: R. Christensen Cost: \$6,900 Date Completed: 5/24/28 *Contributing garage	*Contributing garage
<b>2418 W. Coyle Ave.</b> Owner: G. Rogers Architect: Bruns Contractor: E A Downey Cost: \$6,000 Date Completed: 1923	<b>2428 W. Coyle Ave.</b> Owner: Geo. Marchner Architect: Allison Contractor: R. Christensen Cost: \$6,900 Date Completed: 5/24/28	<b>2437 W. Coyle Ave.</b> Owner: O. A. Grotefeld Architect: Bruns Contractor: Owner Cost: \$6,500 Date Completed: 12/19/23 *Contributing garage	<b>2450 W. Coyle Ave.</b> Owner: Gubbins McDonald Architect: L. J. Allison Contractor: Not Let Cost: \$6,500 Date Completed: 8/10/25 *Contributing garage
<b>2420 W. Coyle Ave.</b> NON-CONTRIBUTING Owner: G. Rogers Architect: Bruns Contractor: E A Downey Cost: \$6,000 Date Completed: 1923	<b>2429 W. Coyle Ave.</b> Owner: A. Weborg Architect: none listed Contractor: Not Let Cost: \$6,000 Date Completed: 3/20/25 *Contributing garage	<b>2439 W. Coyle Ave.</b> NON-CONTRIBUTING Owner: O. A. Grotefeld Architect: none listed Contractor: Owner Cost: \$6,700 Date Completed: 1/18/24 *Contributing garage	<b>2453 W. Coyle Ave.</b> Owner: Gubbins McDonald Architect: W. C. Wright Contractor: Not Let Cost: \$7,500 Date Completed: 8/10/25 *Contributing garage
<b>2421 W. Coyle Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: none listed Date Completed: 1924 *Contributing garage	<b>2430 W. Coyle Ave.</b> Owner: Geo. Marchner Architect: Allison Contractor: R. Christensen Cost: \$6,900 Date Completed: 5/24/28	<b>2444 W. Coyle Ave.</b> Owner: J. R. Priebe Architect: none listed Contractor: R. M. Williamson Cost: \$6,000 Date Completed: 10/9/23 *Contributing garage	<b>2456 W. Coyle Ave.</b> Owner: A Johnson Architect: C W Christiansen Contractor: C N Johansen Cost: \$12,000 Date Completed: 12/12/24 *Contributing garage
<b>2423 W. Coyle Ave.</b> Owner: A. Wiborg Architect: Allison Contractor: Owner Cost: \$6,500 Date Completed: 7/14/24 *Contributing garage	<b>2433 W. Coyle Ave.</b> Owner: Jos. F. Friend Architect: Bruns Contractor: Owner Cost: \$4,000 Date Completed: 12/8/24 *Contributing garage	<b>2445 W. Coyle Ave.</b> Owner: Archie Kuehu Architect: none listed Contractor: Math Tennes Cost: \$6,500 Date Completed: 7/30/24 *Contributing garage	<b>2500 COYLE</b> 6936-38 N Campbell Owner: D T Buso Architect: Pearson Contractor: R Ruser Son Cost: \$22,000 Date Completed: 3/20/25 *Contributing garage
<b>2424 W. Coyle Ave.</b> NON-CONTRIBUTING Owner: G. Rogers Architect: Bruns Contractor: E A Downey Cost: \$6,000 Date Completed: 1923	<b>2434 W. Coyle Ave.</b> Owner: Geo. Marchner Architect: Allison Contractor: R. Christensen Cost: \$6,900 Date Completed: 5/24/28 *Contributing garage	<b>2448 W. Coyle Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: none listed Date Completed: 12/4/24	<b>2501 W. Coyle</b> Owner: H C Strone Architect: Stenbrach & Lempe Contractor: Schultz Construction Co. Cost: \$45,000 Date Completed: 5/23/28 *Contributing garage
<b>2427 W. Coyle Ave.</b> Owner: A. Weborg Architect: L. J. Allison Contractor: F. Scheidon	<b>2435 W. Coyle Ave.</b> NON-CONTRIBUTING Owner: O' Grolfild Architect: none listed Contractor: Owner Cost: \$7,000 Date Completed: 10/9/23	<b>2449 W. Coyle Ave.</b> Owner: Gubbins McDonald Architect: W. C. Wright Contractor: Not Let Cost: \$7,500 Date Completed: 8/10/25	<b>2504 W. Coyle</b> Owner: G Underwood Architect: none listed Contractor: Scheider Cost: \$9,000 Date Completed: 10/14/24 *Contributing garage

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<b>2508 W. Coyle</b> Owner: Oscar Koch Architect: none listed Contractor: owner Cost: \$5,500 Date Completed: 7/11/24 *Contributing garage	Date Completed: 12/13/26 *Contributing garage	Architect: B J Brun Contractor: Frank Watzke Cost: \$12,000 Date Completed: 1/2/25	<b>2547 W. Coyle</b> Owner: Edw Zeches Architect: A F Feschel Contractor: Paul Tosch Cost: \$10,000 Date Completed: 8/10/25
<b>2511 W. Coyle</b> Owner: H G Hanson Architect: Fisher Contractor: Storp Cost: \$12,000 Date Completed: 3/20/25 *Contributing garage	<b>2524 W. Coyle</b> Owner: Mrs. J V Brand Architect: O Johnson Contractor: Julius Johnson Cost: \$6,500 Date Completed: 5/12/26 *Contributing garage	<b>2539 W. Coyle</b> Owner: Gust Anderson Architect: Godfrey & Larson Contractor: C A M Nelson Cost: \$13,000 Date Completed: 5/24/28 *Contributing garage	<b>2548 W. Coyle</b> Owner: Ed Zeches Architect: none listed Contractor: C L Larson Cost: \$10,000 Date Completed: 5/24/28 *Contributing garage
<b>2512 W. Coyle</b> Owner: Oscar Koch Architect: none listed Contractor: owner Cost: \$5,500 Date Completed: 7/11/24 *Contributing garage	<b>2526 W. Coyle</b> Owner: Mrs. Martha Groya Architect: M F Strauch Contractor: F Watzke Cost: \$9,000 Date Completed: 5/24/28 *Contributing garage	<b>2540 W. Coyle</b> Owner: Ed Zeches Architect: none listed Contractor: Dahlberg & Sundens Cost: \$10,000 Date Completed: 6/7/26 *Contributing garage	<b>2551 W. Coyle</b> Owner: Edw Zeches Architect: A F Feschel Contractor: Paul Tosch Cost: \$10,000 Date Completed: 8/10/25
<b>2515 W. Coyle</b> Owner: W Klein Architect: none listed Contractor: R G Hinkel Cost: \$6,000 Date Completed: 4/23/23	<b>2529 W. Coyle</b> Owner: Edw Zeches Architect: none listed Contractor: David John Cost: \$7,000 Date Completed: 12/10/26 *Contributing garage	<b>2541 W. Coyle</b> Owner: Edw Zeches Architect: A F Feschel Contractor: Paul Tosch Cost: \$10,000 Date Completed: 8/10/25 *Contributing garage	<b>2552 W. Coyle</b> Owner: John Konopa Architect: Sandel & Strong Contractor: Local Cons. Co. Cost: \$10,000 Date Completed: 5/28/28 *Contributing garage
<b>2521 W. Coyle</b> Owner: C W Peterson Architect: Brun Contractor: H C Winkel Cost: \$6,500 Date Completed: 12/15/24 *Contributing garage	<b>2531 W. Coyle</b> Owner: Edw Zeches Architect: Dewey & Pavlovich Contractor: N Christensen Cost: \$8,500 Date Completed: 5/24/28	<b>2542 W. Coyle</b> Owner: E Zecher Architect: Dewey & Pavlich Contractor: J Widlak Cost: \$9,000 Date Completed: 2/25/27	<b>2556 W. Coyle</b> Owner: Gubbins & McDonald Architect: Markel Contractor: Owner Cost: \$9,000 Date Completed: 3/22/26 *Contributing garage
<b>2522 W. Coyle</b> Owner: J A Carrigan Architect: none listed Contractor: A Floodstrand Cost: \$10,000 Date Completed: 5/24/28 *Contributing garage	<b>2532 W. Coyle</b> Owner: Erik Franzen Architect: none listed Contractor: Not Let Cost: \$11,000 Date Completed: 5/24/28 *Contributing garage	<b>2544 W. Coyle</b> Owner: E Zochas Architect: none listed Contractor: Dahlberg & Leindow Cost: \$8,000 Date Completed: 6/16/26	<b>6915-17 N Rockwell (2555-57 Coyle)</b> Owner: Catherine M Healy Architect: Brancher Contractor: H Winkle Cost: \$18,000 Date Completed: 10/28/25 *Contributing garage
<b>2523 W. Coyle</b> Owner: F D Randall Architect: Larsen Contractor: Owner Cost: \$10,000	<b>2536 W. Coyle</b> Owner: Eric Franzen Architect: Bristle Contractor: Not Let Cost: \$9,500 Date Completed: 11/12/26 *Contributing garage	<b>2545 W. Coyle</b> Owner: Edw Zeches Architect: A F Feschel Contractor: Paul Tosch Cost: \$10,000 Date Completed: 8/10/25	<b>2600 COYLE</b> <b>2600 W. Coyle Ave.</b> Owner: A Coolin Architect: J. P. Speyer
	<b>2537 W. Coyle</b> Owner: M Sundstrom		

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Contractor: Taupary Bros. Cost: \$9,000 Date Completed: 9/19/24	Architect: none listed Contractor: D. John Cost: \$7,000 Date Completed: 5/28/28 *Contributing garage	<b>2628 W. Coyle Ave.</b> Owner: J. A. Carrigan Architect: B. J. Brun Contractor: C. J. Chapman Cost: \$13,000 Date Completed: 2/28/27 *Contributing garage	*Contributing garage
<b>2601 W. Coyle Ave.</b> Owner: Ed. Zeches Architect: G. Larson Contractor: W. Floodstrand Cost: \$8,000 Date Completed: 5/28/28 *Contributing garage	<b>2614 W. Coyle Ave.</b> Owner: Edw Zeches Architect: none listed Contractor: D. John Cost: \$7,000 Date Completed: 5/28/28	<b>2629 W. Coyle Ave.</b> Owner: E. Carlson Architect: Brun Contractor: C. Nelson Cost: \$8,000 Date Completed: 5/12/26	<b>2640 W. Coyle Ave.</b> Owner: E. Zeches Architect: none listed Contractor: Val Asquin Cost: \$8,000 Date Completed: 5/25/28
<b>2604 W. Coyle Ave.</b> Owner: J Burklund Architect: Brun Contractor: C. A. Nelson Cost: \$9,000 Date Completed: 6/16/26 *Contributing garage	<b>2617 W. Coyle Ave.</b> Owner: Math Meicke Architect: L. J. Allison Contractor: W. D. Meadge Cost: \$6,200 Date Completed: 1/9/25	<b>2630 W. Coyle Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: none listed Date Completed: 1921	<b>2641 W. Coyle Ave.</b> Owner: Carl Nelson Architect: none listed Contractor: Owner Cost: \$6,000 Date Completed: 2/17/26 *Contributing garage
<b>2605 W. Coyle Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: none listed Date Completed: 1929 *Contributing garage	<b>2620 W. Coyle Ave.</b> Owner: Edw. Reynold Architect: G. E. Pearson Contractor: Neteche & Johnson Cost: \$8,000 Date Completed: 9/24/29 *Contributing garage	<b>2633 W. Coyle Ave.</b> Owner: John Gapenten Architect: Branchen Contractor: Paschin Bros. Cost: \$10,000 Date Completed: 2/25/27 *Contributing garage	<b>2643 W. Coyle Ave.</b> Owner: Carl Nelson Architect: none listed Contractor: Owner Cost: \$6,500 Date Completed: 5/12/26 *Contributing garage
<b>2608 W. Coyle Ave.</b> Owner: Ralph C. Bronson Architect: none listed Contractor: Owner Cost: \$5,000 Date Completed: 10/28/25	<b>2623 W. Coyle Ave.</b> Owner: Edw. Zeches Architect: none listed Contractor: J. V. Vidlach Cost: \$8,000 Date Completed: 12/10/26 *Contributing garage	<b>2634 W. Coyle Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: none listed Date Completed: 1919 *Contributing garage	<b>2644 W. Coyle Ave.</b> Owner: Raake & Holm Architect: none listed Contractor: D. John Cost: \$12,000 Date Completed: 10/11/26 *Contributing garage
<b>2609 W. Coyle Ave.</b> Owner: N. Streigher Architect: Fischer Contractor: Owner Cost: \$5,500 Date Completed: 7/11/24 *Contributing garage	<b>2624 W. Coyle Ave.</b> Owner: Erich Carlson Architect: Brun Contractor: J. Torp Cost: \$9,500 Date Completed: 5/25/28 *Contributing garage	<b>2637 W. Coyle Ave.</b> Owner: Carl Nelson Architect: none listed Contractor: Owner Cost: \$6,000 Date Completed: 2/17/26 *Contributing garage	<b>2646 W. Coyle Ave.</b> Owner: E Zeches Architect: none listed Contractor: J. V. Vidlach Cost: \$8,000 Date Completed: 5/25/28 *Contributing garage
<b>2611 W. Coyle Ave.</b> Owner: Geo Hofstetter Architect: none listed Contractor: Owner Cost: \$4,300 Date Completed: 12/24/23	<b>2627 W. Coyle Ave.</b> Owner: Efraim Carlson Architect: Brun Contractor: C. A. M. Nelson Cost: \$9,000 Date Completed: 4/5/26	<b>2638 W. Coyle Ave.</b> Owner: J. Killinghost Architect: Presto Contractor: W. E. Entin Cost: \$12,000 Date Completed: 1/4/25	<b>2647 W. Coyle Ave.</b> Owner: Chas J Johnson Architect: none listed Contractor: G. Ragnar Cost: \$9,000 Date Completed: 5/25/28 *Contributing garage
<b>2612 W. Coyle Ave.</b> Owner: Edw Zeches			<b>2651 W. Coyle Ave.</b> Owner: Chas J Johnson Architect: none listed



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Contractor: G. Ragnar Cost: \$9,000 Date Completed: 5/25/28 *Contributing garage	<b>2706 W. Coyle Ave.</b> Owner: Bennett & Lyons Architect: Braucher Contractor: Geo P. Harper Cost: \$5,300 Date Completed: 11/23/23 *Contributing garage	Date Completed: 7/10/24	Owner: S. Hougan Architect: none listed Contractor: Owner Cost: \$10,000 Date Completed: 3/27/28 *Contributing garage
<b>2652 W. Coyle Ave.</b> Owner: E Zeches Architect: none listed Contractor: J. V. Vidlah Cost: \$8,000 Date Completed: 5/25/28	<b>2709 W. Coyle Ave.</b> Owner: John Carrigan Architect: B. J. Bruns Contractor: J. G. Rogner Cost: \$10,000 Date Completed: 11/12/26	<b>2719 W. Coyle Ave.</b> Owner: N. Mistens Architect: Tochia Contractor: Owner Cost: \$2,000 Date Completed: 11/23/23	<b>2731 W. Coyle Ave.</b> Owner: Sheridan Realty Imp. Corp Architect: Markel Contractor: T D Randell Cost: \$7,000 Date Completed: 9/20/26 *Contributing garage
<b>2653 W. Coyle Ave.</b> Owner: C. Nelson Architect: none listed Contractor: Owner Cost: \$4,600 Date Completed: 7/11/24	<b>2710 W. Coyle Ave.</b> Owner: Erich Carlson Architect: none listed Contractor: John Torp Cost: \$12,500 Date Completed: 5/25/28	<b>2720 W. Coyle Ave.</b> Owner: John Carrigan Architect: Bruns Contractor: J. G. Ragner Cost: \$15,000 Date Completed: 11/12/26 *Contributing garage	<b>2734 W. Coyle Ave.</b> NON-CONTRIBUTING Owner: Carl Marrstrom Architect: none listed Contractor: John Swanson Cost: \$5,000 Date Completed: 5/12/26 *Contributing garage
<b>2656 W. Coyle Ave.</b> Owner: Chas. J Johnson Architect: none listed Contractor: C.A.M. Nelson Cost: \$9,000 Date Completed: 7/16/26 *Contributing garage	<b>2713 W. Coyle Ave.</b> NON-CONTRIBUTING Owner: H. G. Harrsen Architect: none listed Contractor: Owner Cost: \$6,000 Date Completed: 7/10/24 *Contributing garage	<b>2724 W. Coyle Ave.</b> NON-CONTRIBUTING Owner: John Carrigan Architect: Bruns Contractor: J. G. Ragner Cost: \$15,000 Date Completed: 11/12/26 *Contributing garage	<b>2735 W. Coyle Ave.</b> Owner: Sheridan Realty Imp. Corp. Architect: Chas H. Markel Contractor: Thos. D. Randell Cost: \$7,000 Date Completed: 10/28/25 *Contributing garage
<b>2657 W. Coyle Ave.</b> Owner: Blomberg & Levin Architect: L. J. Allison Contractor: Owner Cost: \$14,000 Date Completed: 7/11/24 *Contributing garage	<b>2714 W. Coyle Ave.</b> Owner: H. Hartell Architect: Braucher Contractor: O. Andersen Cost: \$12,000 Date Completed: 9/20/26 *Contributing garage	<b>2725 W. Coyle Ave.</b> Owner: Arvid Nelson Architect: none listed Contractor: C. A. M. Nelson Cost: \$9,000 Date Completed: 5/25/28 *Contributing garage	<b>2738 W. Coyle Ave.</b> Owner: A. G. Huhl Archt: Emerson & Raymond Contractor: Nelson & Krown Cost: \$14,000 Date Completed: 5/25/28 *Contributing garage
<b>2700 COYLE</b> <b>2700 W. Coyle Ave.</b> Owner: Bennett & Lyons Architect: Braucher Contractor: Geo P. Harper Cost: \$5,300 Date Completed: 11/23/23 *Contributing garage	<b>2716 W. Coyle Ave.</b> Owner: H. G. Hansen Architect: Fisher & Son Contractor: John Torp Cost: \$5,000 Date Completed: 1927 *Contributing garage	<b>2726 W. Coyle Ave.</b> NON-CONTRIBUTING Owner: R. McLaughlin Architect: none listed Contractor: Speedy Cows Co Cost: \$6,000 Date Completed: 9/22/24 *Contributing garage	<b>2739 W. Coyle Ave.</b> Owner: Sheridan Realty Imp. Corp. Architect: Chas H. Markel Contractor: Thos. D. Randell Cost: \$7,000 Date Completed: 10/28/25
<b>2705 W. Coyle Ave.</b> Owner: John Carrigan Architect: B. J. Bruns Contractor: J. G. Rogner Cost: \$10,000 Date Completed: 11/12/26 *Contributing garage	<b>2717 W. Coyle Ave.</b> Owner: H. G. Hansen Architect: none listed Contractor: Owner Cost: \$6,000	<b>2729 W. Coyle Ave.</b> Owner: Arvid Nelson Architect: none listed Contractor: C. A. M. Nelson Cost: \$9,000 Date Completed: 5/25/28 *Contributing garage	<b>2742 W. Coyle Ave.</b> Owner: Geo. P. Harper
		<b>2730 W. Coyle Ave.</b>	

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Architect: none listed Contractor: owner Cost: \$5,500 Date Completed: 11/23/23 *Contributing garage	Final Report: 1923 *Contributing garage  <b>2419 W. Farwell Avenue</b> Owner: G E Siegrew Architect: Presto Contractor: L. Erlandsari Cost: \$8,000 Date Completed: 11/23/23 * Contributing Garage	Cost: \$7,500 Date Completed: 3/20/25 *Contributing garage  <b>2431 W. Farwell</b> Owner: John Florn Architect: Almquist Contractor: Owner Cost: \$5,000 Date Completed: 7/18/24	Cost: \$6,500 Date Completed: 2/15/26  <b>2442 W. Farwell</b> Owner: Jos Maisehner Architect: none listed Contractor: R. Christensen Cost: \$7,000 Date Completed: 4/17/28 * Contributing Garage
<b>2743 W. Coyle Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1924 *Contributing garage	<b>2421 W. Farwell Avenue</b> Owner: G E Siegrew Architect: Presto Contractor: L. Erlandsari Cost: \$8,000 Date Completed: 11/23/23	<b>2432 W. Farwell</b> Owner: A. Nelson Architect: none listed Contractor: F. Scheider Cost: \$6,500 Date Completed: 11/23/23	<b>2443 W. Farwell</b> Owner: Joe Manchner Architect: Allison Contractor: H Winbel Cost: \$6,500 Date Completed: 2/15/26
<b>2744 W. Coyle Ave.</b> Owner: Geo. P. Harper Architect: none listed Contractor: owner Cost: \$5,500 Date Completed: 11/23/23	<b>2422 W. Farwell</b> Owner: J A Carrigan Architect: H W Christensen Contractor: C Christensen Cost: \$7,500 Date Completed: 3/20/25	<b>2433 W. Farwell</b> Owner: H W Hofman Architect: Bruns Contractor: Gustav Siegren Cost: \$5,000 Date Completed: 7/18/23	<b>2445 W. Farwell</b> Owner: S B Lester Architect: A Huberty J. Contractor: none listed Cost: \$6,000 Date Completed: 2/13/26
<b>2747 W. Coyle Ave.</b> Owner: Matthew Herrocks Architect: none listed Contractor: owner Cost: \$5,000 Date Completed: 12/12/24	<b>2425 W. Farwell</b> Owner: G E Siegrew Architect: Presto Contractor: L. Erlandsari Cost: \$8,000 Date Completed: 11/23/23	<b>2434 W. Farwell</b> Owner: C Kreiter Architect: Allison Contractor: F J Schank Cost: \$6,500 Date Completed: 11/23/23	<b>2446 W. Farwell</b> Owner: Jos Maischner Architect: none listed Contractor: R. Christensen Cost: \$7,000 Date Completed: 4/17/28 * Contributing Garage
<b>2400 FARWELL</b> <b>2414 W. Farwell</b> Owner: Thos. E. Kelly Architect: --- Contractor: Owner Cost: \$5,000 Final Report: 1/18/24 * Contributing Garage	<b>2426 W. Farwell</b> Owner: J A Carrigan Architect: H W Christensen Contractor: C Christensen Cost: \$7,500 Date Completed: 3/20/25	<b>2435 W. Farwell</b> Owner: Joe Manchner Architect: Allison Contractor: H Winbel Cost: \$6,500 Date Completed: 2/15/26 * Contributing Garage	<b>2447 W. Farwell</b> Owner: Carl Lafgren Architect: O Johnson Contractor: JJ Schworne Cost: \$5,000 Date Completed: 8/10/25 *Contributing garage
<b>2417 W. Farwell</b> Owner: G E Siegrew Architect: Presto Contractor: L. Erlandsari Cost: \$8,000 Final Report: 11/23/23	<b>2427 W. Farwell</b> Owner: G E Siegrew Architect: Presto Contractor: L. Erlandsari Cost: \$8,000 Date Completed: 11/23/23 *Contributing garage	<b>2436 W. Farwell</b> Owner: Chas F. Kreiter Architect: none listed Contractor: H Christensen Cost: \$7,000 Date Completed: 11/23/23	<b>2448 W. Farwell</b> Owner: Jos Maisehner Architect: none listed Contractor: R. Christensen Cost: \$7,000 Date Completed: 4/17/28
<b>2418 W. Farwell</b> Owner: Mrs. K. McKutcheon Architect: -- Contractor: J A Carrigan Cost: \$6,000	<b>2428 W. Farwell</b> Owner: J A Carrigan Architect: H W Christensen Contractor: C Christensen	<b>2439 W. Farwell</b> Owner: Joe Manchner Architect: Allison Contractor: H Winbel	

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<b>2449 W. Farwell</b> Owner: Bethesda Church Architect: none listed Contractor: D Neurerer Cost: \$6,000 Date Completed: 11/18/26	Cost: \$7,500 Date Completed: 7/17/24 * Contributing Garage	<b>2520 W. Farwell</b> Owner: Arvid Nelson Architect: Carl Nielson Contractor: F Schieder Cost: \$6,500 Date Completed: 7/17/24 * Contributing Garage	<b>2533 W. Farwell</b> Owner: Knute T Olsen Architect: none listed Contractor: C A M Nelson Cost: \$9,000 Date Completed: 1/9/25 * Contributing Garage
<b>2454 W. Farwell</b> Owner: D. Christiansen Architect: none listed Contractor: F. Stein Irenbery Cost: \$9,000 Date Completed: 7/18/24 Sundry yes, 7/31/24 * Contributing Garage	<b>2510 W. Farwell</b> Owner: Thomas Taylor Architect: Allison Contractor: M. Tinnes Cost: \$9,000 Date Completed: 4/26/28 * Contributing garage	<b>2522 W. Farwell</b> Owner: A Nelson Architect: Neilsen Contractor: W Flodstraund Cost: \$8,000 Date of Permit Card: 5/31/24	<b>2534 W. Farwell</b> Owner: Arthur Coulbrough Architect: none listed Contractor: J Larson Cost: \$7,500 Date Completed: 8/10/25
<b>2500 FARWELL</b> <b>2500 W. Farwell</b> Owner: Fred Winter Architect: Owner Contractor: Dale Stedman Co. Cost: \$8,000 Date Completed: 8/10/25	<b>2511 W. Farwell</b> Owner: Edw. Zachas Architect: Bruns Contractor: F L Ockerlund & Co. Cost: \$6,000 Date Completed: 7/17/24	<b>2523 W. Farwell</b> NON-CONTRIBUTING Owner: Carl Mentzer Architect: none listed Contractor: C A M Nelson Cost: \$8,500 Date Completed: 9/8/26	<b>2535 W. Farwell</b> Owner: M Wingerter Architect: none listed Contractor: Fred Ocherlund Cost: \$8,000 Date Completed: 1/9/25
<b>2501 W. Farwell</b> Owner: G Siegrew Architect: none listed Contractor: L Erlandson Cost: \$10,000 Date Completed: 11/23/23 * Contributing Garage	<b>2512 W. Farwell</b> Owner: H. Lulers Architect: none listed Contractor: John Torp Cost: \$7,000 Date Completed: 2/24/26 *Contributing garage	<b>2525 W. Farwell</b> Owner: Carl Mautzer Architect: R H Johnson Contractor: Arniman & Rivers Cost: \$9,000 Date Completed: 7/17/24 * Contributing garage	<b>2539 W. Farwell</b> Owner: Otto Zerk Architect: Geo T Lovedall Contractor: Math Tennes Cost: \$7,800 Date Completed: 1/9/25 * Contributing Garage
<b>2505 W. Farwell</b> Owner: J Zecher Architect: Bruns Contractor: W Floodstrand Cost: \$7,500 Date Completed: 7/17/24 * Contributing Garage	<b>2515 W. Farwell</b> Owner: Edw. Zachas Architect: Bruns Contractor: F L Ockerlund & Co. Cost: \$6,000 Date Completed: 7/17/24	<b>2526 W. Farwell</b> Owner: Adoph Weberg Architect: none listed Contractor: Owner Cost: \$5,800 Date Completed: 7/17/23 * Contributing Garage	<b>2544 W. Farwell</b> Owner: Wm Meyer Architect: B J Bruns Contractor: C A Nelson Cost: \$11,000 Date Completed: 2/13/26 *Contributing garage
<b>2506 W. Farwell</b> Owner: C W Pettersen Architect: Bruns Contractor: F. Rayner Cost: \$8,000 Date Completed: 7/17/24 * Contributing Garage	<b>2516 W. Farwell</b> Owner: H W Mannehorn Architect: Braucher Contractor: Hal Raquisnis Cost: \$6,000 Date Completed: 12/29/24	<b>2529 W. Farwell</b> Owner: Carl Mantzen Architect: none listed Contractor: Carl Edison Cost: \$9,000 Date Completed: 2/24/26	<b>2545 W. Farwell</b> Owner: none listed Architect: none listed Contractor: none listed Cost: none listed Date Completed: 1926 * Contributing Garage
<b>2509 W. Farwell</b> Owner: J Zecher Architect: Bruns Contractor: W Floodstrand	<b>2517 W. Farwell</b> Owner: August Dahlberg Architect: Bruns Contractor: J E Swanson Cost: \$10,000 Date Completed: 5/12/26 *Contributing Garage	<b>2530 W. Farwell</b> Owner: E H Peters Architect: Christensen Contractor: M Tennis Cost: \$7,200 Date Completed: 1/7/25	<b>2546 W. Farwell</b> Owner: J O Swenson Architect: none listed Contractor: Owner Cost: \$5,000

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Date Completed: 1/5/25 * Contributing Garage	Architect: Dewey & Pavlovich Contractor: H Winkel Cost: \$ 10,000 Final Report: none listed *Contributing garage	2619 W. Farwell Ave. Owner: Joe Marschner Architect: Dewey & Paslovich Contractor: H. Winkel Cost: \$ 10,000 Final Report: none listed *Contributing garage	Cost: \$6,000 Final Report: 11/22/26 *Contributing garage
2550 W. Farwell Owner: J O Swenson Architect: none listed Contractor: Owner Cost: \$5,000 Date Completed: 1/5/25	2604 W. Farwell Ave. Owner: R. Coubrough Architect: Harris Contractor: J. A. Larson Cost: \$ 10,000 Final Report: 5/17/26 *Contributing garage	2620 W. Farwell Ave. Owner: Ed. Zeches Architect: Bruns Contractor: CAM Nelson Cost: \$ 8,500 Final Report: 10/20/26	2628 W. Farwell Ave. Owner: David Nelson Architect: Carl Melson Contractor: C. A. Nelson Cost: \$8,500 Final Report: 10/20/26 *Contributing garage
2551 W. Farwell Owner: Knut Olson Architect: none listed Contractor: HJ E Swanson Cost: \$6,000 Date Completed: 2/24/26	2608 W. Farwell Ave. Owner: Anthony Coubrough Architect: Harris Contractor: J. Larson Cost: \$ 6,500 Final Report: 10/20/26 *Contributing garage	2621 W. Farwell Ave. Owner: Joe Marschner Architect: none listed Contractor: H. Winkel Cost: \$8,000 Final Report: 5/6/27 *Contributing garage	2631 W. Farwell Ave. Owner: J. Marschner Architect: Allison Contractor: Nels Christensen Cost: \$7,200 Final Report: 11/1/26 *Contributing garage
2555 W. Farwell Owner: Knute Olson Architect: B J Bruns Contractor: Cark A M Olson Cost: \$8,000 Date Completed: 8/10/25 * Contributing Garage	2609 W. Farwell Ave. Owner: Wm. Merkel Architect: L. J. Allison Contractor: H. W. Carlson Cost: \$ 6,000 Final Report: 5/12/26	2622 W. Farwell Ave. Owner: C. W. Diemer Architect: none listed Contractor: A. Larson Cost: \$ 10,000 Final Report: 1/19/25 *Contributing garage	2634 W. Farwell Ave Owner: David Nelson Architect: Carl Melson Contractor: C. A. Nelson Cost: \$8,500 Final Report: 10/20/26
2556 W. Farwell Owner: G E Sugren Architect: WM C Presto Contractor: R Lindberg Cost: \$11,000 Date Completed: 5/17/26 * Contributing Garage	2615 W. Farwell Ave. Owner: Ed. Zeches Architect: L. J. Allison Contractor: Paul Tasch Cost: \$ 12,000 Final Report: 3/30/25 *Contributing garage	2625 W. Farwell Ave. Owner: Joe Marschner Architect: Dewey & Paslovich Contractor: H. Winkel Cost: \$ 10,000 Final Report: none listed *Contributing garage	2635 W. Farwell Ave. Owner: J. Marschner Architect: Allison Contractor: H. Winkel Cost: \$7,000 Final Report: 5/17/26
2557 W. Farwell Owner: Edward Zeches Architect: Dewey & Pavlovich Contractor: Asquini Bros Cost: \$22,000 Date Completed: 6/26/28 * Contributing Garage	2616 W. Farwell Ave Owner: Ed. Zeches Architect: none listed Contractor: Sevenberg & Schwartz Cost: \$6,500 Final Report: 10/20/26 *Contributing garage	2626 W. Farwell Ave. Owner: C. W. Diemer Architect: none listed Contractor: A. Larson Cost: \$ 10,000 Final Report: 1/19/25 *Contributing garage	2636 W. Farwell Ave. Owner: Arnid Nelson Architect: C. Nielsen Contractor: C. A. Nelson Cost: \$9,000 Final Report: 2/13/26
2600 FARWELL 2600 W. Farwell Ave. Owner: E. L. Jensen Architect: none listed Contractor: Owner Cost: \$ none listed Final Report: none listed *Contributing garage	2618 W. Farwell Ave Owner: Ed. Zeches Architect: none listed Contractor: JV Vedloh Cost: \$ 7,000 Final Report: 10/20/26	2627 W. Farwell Ave. Owner: Joe Marschner Architect: none listed- Contractor: H. Winkel	2638 W. Farwell Ave. Owner: Arnid Nelson Architect: C. Nielsen Contractor: C. A. Nelson Cost: \$9,000 Final Report: 2/13/26
2601 W. Farwell Ave. Owner: Joe Marschner			2639 W. Farwell Ave. Owner: J. Marschner Architect: Allison Contractor: H. Winkel

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Cost: \$7,000 Final Report: 5/17/26	Contractor: Christensen Cost: \$7,000 Final Report: 11/1/26 *Contributing garage	*Contributing garage	2726 Farwell Ave. NON-CONTRIBUTING Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1925
2641 W. Farwell Ave. Owner: J. Marschner Architect: Allison Contractor: H. Winkel Cost: \$7,000 Final Report: 5/17/26 *Contributing garage	2656 W. Farwell Ave. Owner: Gubbins & McDonnell Architect: G.E. Pearson Contractor: Not Let Cost: \$8,000 Final Report: 8/10/25	2714 W. Farwell Ave. NON-CONTRIBUTING Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1926 *Contributing garage	2732 Farwell Ave Owner: Carl E. Erickson Architect: none listed Contractor: C. E. Erickson Cost: \$ 10,000 Date Completed: 4/26/28 *Contributing garage
2642 W. Farwell Ave. Owner: Carl O. Johnson Architect: none listed Contractor: Nels Christensen Cost: \$7,000 Final Report: 10/20/26	2657 W. Farwell Ave. Owner: E. Zeche Architect: none listed Contractor: C. Praxmarer Cost: \$10,000 Final Report: 1/3/27 *Contributing garage	2715 W. Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1926 *Contributing garage	2735 Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1925 *Contributing garage
2646 W. Farwell Ave. Owner: Carl O. Johnson Architect: none listed Contractor: Nels Christensen Cost: \$7,000 Final Report: 10/20/26 *Contributing garage	<u>2700 FARWELL</u> 2701 Farwell Ave. Owner: Julius Evensen Architect: Guske & Foster Contractor: Carl A. M. Nelson Cost: \$12,000 Date Completed: 9/26/29 *Contributing garage	2718 W. Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1927 *Contributing garage	2739 Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1925
2648 W. Farwell Ave. Owner: Alfred C Swanson Architect: Bruns Contractor: Owner Cost: \$5,500 Final Report: 11/28/24	2705 Farwell Ave. Owner: J. Evensen Architect: Suske & Foster Contractor: Carl A. M. Nelson Cost: \$10,000 Date Completed: 6/5/29 *Contributing garage	2719 W. Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1926 *Contributing garage	2740 Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1927
2651 W. Farwell Ave. Owner: C. O. Johnson Architect: Seidenstucker Contractor: Christensen Cost: \$7,000 Final Report: 11/1/26 *Contributing garage	2707 Farwell Ave. Owner: Raake & Holm Architect: none listed Contractor: David John Cost: \$12,000 Date Completed: 5/17/26 *Contributing garage	2722 W. Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1927 *Contributing garage	2743 Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1925
2652 W. Farwell Ave. Owner: J. Marschner Architect: Allison Contractor: R. W. Christensen Cost: \$11,000 Final Report: 4/26/28 *Contributing garage	2711 Farwell Ave. Owner: Otto Voss Architect: Allison Contractor: S. Haagen Cost: \$8,000 Date Completed: 5/6/27	2723 W. Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1926 *Contributing garage	2744 Farwell Ave. Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1927
2655 W. Farwell Ave. Owner: C. O. Johnson Architect: Seidenstucker			

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<b>2400 LUNT</b> <b>2415 Lunt Ave.</b> Owner: G. Gundling Architect: Guske & Foster Contractor: Eric L. Peterson Cost: \$38,000 Date Completed: 4/17/30 *Contributing garage	Cost: \$10,000 Date Completed: 3/20/25 *Contributing garage	<b>2553 Lunt Ave.</b> Owner: J. Aiello Architect: A. Capraro Contractor: N. Currier Cost: \$30,000 *Contributing garage	Contractor: Owner Cost: \$5,500 Date Completed: 2/26/26 *Contributing garage
<b>2421 Lunt Ave.</b> Owner: Richard Levin Architect: J. T. Herler Contractor: C. S. Miller Cost: \$5,000 Date Completed: 4/2/30	<b>2509 Lunt Ave.</b> NON-CONTRIBUTING Owner: F. J. Hostein Architect: none listed Contractor: G. E. Siegreu Cost: \$4,000 Date Completed: 3/14/24 *Contributing garage	<b>2600 LUNT</b> <b>2601 W. Lunt Ave.</b> Owner: E. Norman Architect: none listed Contractor: N. Steimhill Cost: \$12,000 Date Completed: 9/18/25 *Contributing garage	<b>2623 W. Lunt Ave.</b> Owner: Carl Nelson Architect: W. N. Braucher Contractor: Owner Cost: \$5,500 Date Completed: 2/26/26 *Contributing garage
<b>2443-5 Lunt Ave.</b> Owner: Frank Broms Architect: G. Larsen Contractor: R. Brandt & Co. Cost: \$12,000 Date Completed: 3/20/30	<b>2511 Lunt Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1926	<b>2607 W. Lunt Ave.</b> Owner: S. Koerner Architect: none listed Contractor: DC Ulmer Cost: \$8,500 Date Completed: 1/12/25 *Contributing garage	<b>2627 W. Lunt Ave.</b> Owner: V. Johnson Architect: C.J. & R. H. Johnson Contractor: Johnson & Petersen Co. Cost: \$8,000 Date Completed: 12/12/30 *Contributing garage
<b>2447 Lunt Ave.</b> Owner: Jos. Salenting Architect: Spohr Contractor: Owner Cost: \$5,900 Date Completed: 7/10/23	<b>2517 Lunt Ave.</b> Owner: Mrs. Schaus Architect: Fischer & sons Contractor: Wm. Floodstrand Cost: \$14,000 Date Completed: 12/15/24 *Contributing garage	<b>2609 W. Lunt Ave.</b> Owner: S. Koerner Architect: none listed Contractor: Edgewter Com. Co. Cost: \$28,000 Date Completed: 8/20/26 *Contributing garage	<b>2629 W. Lunt Ave.</b> Owner: Carl C. Johnson Architect: none listed Contractor: F. Ochulunt Cost: \$13,000 Date Completed: 9/18/25 *Contributing garage
<b>2453 Lunt Ave.</b> Owner: John Murray Architect: Olderfact & William Contractor: F. Scheider Cost: \$7,000 Date Completed: 1/19/26 *Contributing garage	<b>2523 Lunt Ave</b> Owner: Axel Nelson Architect: none listed Contractor: J. E. Swanson Cost: \$17,000 Date Completed: 12/23/25 *Contributing garage	<b>2613 W. Lunt Ave.</b> Owner: D. S. Sandberg Architect: L. J. Allison Contractor: J. E. Swanson Cost: \$7,000 Date Completed: 4/26/28 *Contributing garage	<b>2633 W. Lunt Ave.</b> Owner: H. Boverman Architect: B. J. Bruns Contractor: W. Winkel Cost: \$12,000 Date Completed: 1925 *Contributing garage
<b>2500 LUNT</b> <b>2501 Lunt Ave.</b> Owner: H. J. Kartheiser Architect: Dewey & Pavlund Contractor: C. A. Nelsen Cost: \$13,000 Date Completed: 11/30/26 *Contributing garage	<b>2537 Lunt Ave.</b> Owner: Elizabeth Gravel Architect: Strauch Contractor: H. Winkle Cost: \$15,000 Date Completed: 12/23/25 *Contributing garage	<b>2617 W. Lunt Ave.</b> Owner: Carl Nelson Architect: none listed Contractor: Owner Cost: \$5,500 Date Completed: 1/12/25 *Contributing garage	<b>2635 W. Lunt Ave.</b> Owner: E Erickson Architect: C F Wheeler Contractor: Frank Viatzke Cost: \$ 12,000 Date Completed: 11/30/26 *Contributing garage
<b>2507 Lunt Ave.</b> Owner: Carl Barkman Architect: Allison Contractor: A. G Morton	<b>2549 Lunt Ave.</b> Owner: Ervil Nyquist Architect: Wm Presto Contractor: Not Let Cost: \$20,000 Date Completed: 4/28/28 *Contributing garage	<b>2621 W. Lunt Ave.</b> Owner: Carl Nelson Architect: W. N. Braucher	<b>2651 W. Lunt Ave.</b> Owner: Jos. P. Randell Architect: none listed Contractor: Aug. Johansen Cost: \$6,000

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Date Completed: 7/10/24 *Contributing garage  <b>2700 LUNT</b> <b>2701 W. Lunt Ave.</b> Owner: B. F. Keene Architect: Nels Buick Contractor: Jno Torp Cost: \$7,000 Date Completed: 12/23/25 *Contributing garage  <b>2705 W. Lunt Ave.</b> Owner: E. L. Jensen Architect: none listed Contractor: L. J. Jensen Cost: \$7,000 Date Completed: 11/30/26 *Contributing garage  <b>2709 W. Lunt Ave.</b> Owner: E. L. Jensen Architect: none listed Contractor: L. J. Jensen Cost: \$7,000 Date Completed: 11/30/26 *Contributing garage  <b>2711 W. Lunt Ave.</b> Owner: J. Schambote Architect: JJ Cerny Contractor: Owner Cost: \$2,500 Date Completed: 1923  <b>2400 MORSE</b> <b>2415 W. Morse Ave.</b> Owner: J. W. Corrigan Architect: none listed Contractor: Owner Cost: \$3,000 Date Completed: 2/23/22 *Contributing garage  <b>2416 W. Morse Ave.</b> Owner: Arvid Nelson Architect: Bruns Contractor: C. A. M. Nelson Cost: \$8,000	Date Completed: 4/18/28 *Contributing garage  <b>2417 W. Morse Ave.</b> NON-CONTRIBUTING Owner: W. Winkel Jr. Architect: none listed Contractor: Owner Cost: \$5,500 Date Completed: 1/2/25  <b>2418 W. Morse Ave.</b> Owner: Arvid Nelson Architect: Bruns Contractor: C. A. M. Nelson Cost: \$8,000 Date Completed: 4/18/28 *Contributing garage  <b>2421 W. Morse Ave.</b> NON-CONTRIBUTING Owner: John A. Carrigan Architect: none listed Contractor: Owner Cost: \$4,000 Date Completed: 4/4/22  <b>2422 W. Morse Ave.</b> Owner: Arvid Nelson Architect: Bruns Contractor: C. A. M. Nelson Cost: \$8,000 Date Completed: 4/18/28 *Contributing garage  <b>2424 W. Morse Ave.</b> Owner: Joe Marschner Architect: none listed Contractor: H Winkle Cost: \$ 5,000 Date Completed: 3-20-25 *Contributing garage  <b>2425 W. Morse Ave.</b> Owner: J. W. Carrigan Architect: none listed Contractor: Owner Cost: \$5,000 Date Completed: 9/12/22 *Contributing garage	<b>2427 W. Morse Ave.</b> Owner: J. R. Carrigan Architect: none listed Contractor: Owner Cost: \$7,000 Date Completed: 2/1/26  <b>2428 W. Morse Ave.</b> Owner: Joe Marschner Architect: none listed Contractor: H Winkle Cost: \$ 5,000 Date Completed: 3-20-25 *Contributing garage  <b>2430 W. Morse Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1925 *Contributing garage  <b>2431 W. Morse Ave.</b> Owner: J. A. Carrigan Architect: Christensen Contractor: owner Cost: \$7,500 Date Completed: 7/16/24 *Contributing garage  <b>2433 W. Morse Ave.</b> Owner: John A. Carrigan Architect: none listed Contractor: W. Rayner Cost: \$7,500 Date Completed: 7/16/24 *Contributing garage  <b>2434 W. Morse Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1925 *Contributing garage  <b>2437 W. Morse Ave.</b> Owner: John A. Carrigan	Architect: C. W. Christensen Contractor: Chas Ragner Cost: \$7,000 Date Completed: 2/18/24 *Contributing garage  <b>2441 W. Morse Ave.</b> Owner: Theo Johnson Architect: B. J. Bruns Contractor: owner Cost: \$7,000 Date Completed: 12/31/24  <b>2442 W. Morse Ave.</b> Owner: Edw. Zecker Architect: Dewy & Paslovish Contractor: E. Netsche Cost: \$8,000 Date Completed: 11/1/28 *Contributing garage  <b>2443 W. Morse Ave.</b> Owner: Theo Johnson Architect: B. J. Bruns Contractor: owner Cost: \$7,000 Date Completed: 12/31/24  <b>2446 W. Morse Ave.</b> Owner: Edw. Zeches Architect: Dewy & Paslovish Contractor: D. A. Anderson Cost: \$10,000 Date Completed: 4/26/28 *Contributing garage  <b>2447 W. Morse Ave.</b> Owner: Chas. E. Kennitz Architect: B. J. Bruns Contractor: Pruessner & Danialson Cost: \$8,000 Date Completed: 7/16/24  <b>2453 W. Morse Ave.</b> Owner: Arthur R. Peterson Architect: Allison Contractor: Olson & Peterson Cost: \$7,000 Date Completed: 9/26/29
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\*Contributing garage

**2454 W. Morse Ave.**  
(2450-52 permit)  
Owner: T D Randall  
Architect: Markel  
Contractor: Owner  
Cost: \$14,000  
Date Completed: 3/22/26  
\*Contributing garage

**2455 W. Morse Ave.**  
Owner: Alfred C. Swanson  
Architect: A. E. Norman  
Contractor: Owner  
Cost: \$4,500  
Date Completed: 7/10/23  
\*Contributing garage

**2457 W. Morse Ave.**  
Owner: Gubbins &  
McDonnell  
Architect: L J Allison  
Contractor: Not Let  
Cost: \$7,000  
Date Completed: 2/1/26

**2458 W. Morse Ave.**  
Owner: T D Randall  
Architect: Markel  
Contractor: Owner  
Cost: \$15,000  
Final Report: 12/23/25  
\*Contributing garage

**2500 MORSE**  
**6900 N. Campbell**  
Owner: Chas Aronson  
Architect: none listed  
Contractor: Morton Bros.  
Cost: \$12,000  
Date Completed: 2/1/26  
\*Contributing garage

**2501 W. Morse**  
Owner: A. Nelson  
Architect: C. Nichol森  
Contractor: F. J. Schianske  
Cost: \$7,000  
Date Completed: 1923

\*Contributing garage

**2505 W. Morse**  
Owner: W. E. Carlson  
Architect: none listed  
Contractor: John Torp  
Cost: \$18,000  
Date Completed: 2/16/27  
\*Contributing garage

**2506 W. Morse**  
Owner: Ed. Zeches  
Architect: none listed  
Contractor: Carl Westberg  
Cost: \$12,000  
Date Completed: 5/7/28  
\*Contributing garage

**2509 W. Morse**  
Owner: G. Egloff  
Architect: B. J. Brunс  
Contractor: J B Conieur  
Cost: \$8,000  
Date Completed: 1925  
\*Contributing garage

**2510 W. Morse**  
Owner: Carl Behn Jr.  
Architect: none listed  
Contractor: C. E. Sevenberg  
Cost: \$5,000  
Date Completed: 12/26/24  
\*Contributing garage

**2514 W. Morse**  
Owner: Harvey S. Cowley  
Architect: Owner  
Contractor: Owner  
Cost: \$3,600  
Date Completed: 1924  
\*Contributing garage

**2515 W. Morse**  
Owner: A Kapernich  
Architect: none listed  
Contractor: Jno Torp  
Cost: \$6,800  
Date Completed: 3/22/26  
\*Contributing garage

**2518 W. Morse**

Owner: none listed  
Architect: none listed  
Contractor: none listed  
Cost: \$ none listed  
Date Completed: 1927  
\*Contributing garage

**2519 W. Morse**  
NON-CONTRIBUTING  
Owner: W. T. Buckley  
Architect: none listed  
Contractor: Owner  
Cost: \$6,000  
Date Completed: 3/22/26  
\*Contributing garage

**2523 W. Morse**  
Owner: J A Carrigan  
Architect: Brunс  
Contractor: Not Let  
Cost: \$10,000  
Date Completed: 2/16/27  
\*Contributing garage

**2524 W. Morse**  
Owner: Gubbins & McDonald  
Architect: W B Wright  
Contractor: Barky & Specht  
Cost: \$7,500  
Date Completed: 2/1/26

**2525 W. Morse**  
Owner: J A Carrigan  
Architect: Brunс  
Contractor: Not Let  
Cost: \$10,000  
Date Completed: 2/16/27  
\*Contributing garage

**2529 W. Morse**  
Owner: Arvid Nelson  
Architect: Brunс  
Contractor: C Nelson  
Cost: \$9,000  
Date Completed: 1/3/27  
\*Contributing garage

**2530 W. Morse**  
Owner: Gubbins & McDonald

Architect: W B Wright  
Contractor: Barky & Specht  
Cost: \$7,500  
Date Completed: 2/1/26  
\*Contributing garage

**2531 W. Morse**  
Owner: John A Carrigan  
Architect: B J Brunс  
Contractor: O Carlson  
Cost: \$8,500  
Date Completed: 7/15/26

**2534 W. Morse**  
Owner: Gubbins & McDonald  
Architect: W B Wright  
Contractor: Barky & Specht  
Cost: \$7,500  
Date Completed: 2/1/26  
\*Contributing garage

**2535 W. Morse**  
Owner: John A Carrigan  
Architect: none listed  
Contractor: Owner  
Cost: \$7,000  
Date Completed: 2/1/26

**2538 W. Morse**  
Owner: Gubbins & McDonald  
Architect: W B Wright  
Contractor: Barky & Specht  
Cost: \$7,500  
Date Completed: 2/1/26  
\*Contributing garage

**2539 W. Morse**  
Owner: John A Carrigan  
Architect: B J Brunс  
Contractor: Johnson Bros  
Cost: \$8,000  
Date Completed: 12/23/25  
\*Contributing garage

**2540 W. Morse**  
Owner: Gubbins & McDonald  
Architect: W B Wright  
Contractor: Barky & Specht  
Cost: \$7,500  
Date Completed: 2/1/26



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<p>*Contributing garage <b>2543 W. Morse</b> Owner: Edw Zeches Architect: B J Bruns Contractor: J V Vidlak Cost: \$9,500 Date Completed: 5/14/26 *Contributing garage</p>	<p>Architect: Paslovich Contractor: Owner Cost: \$8,000 Date Completed: 2/16/27 *Contributing garage</p>	<p>Contractor: A. Hubert Jr. Cost: \$6,500 Date Completed: 2/1/26 *Contributing garage</p>	<p><b>2622 W. Morse Ave.</b> NON-CONTRIBUTING Owner: A Johansson Architect: Owner Contractor: Owner Cost: \$5,800 Date Completed: 1/5/24</p>
<p><b>2544 W. Morse</b> Owner: Gubbins &amp; McDonald Architect: W B Wright Contractor: Barky &amp; Specht Cost: \$7,500 Date Completed: 2/1/26 *Contributing garage</p>	<p><b>2555 W. Morse</b> Owner: C G Lantz Architect: Wright Contractor: Not Let Cost: \$14,000 Date Completed: 2/16/26 *Contributing garage</p>	<p><b>2609 W. Morse Ave.</b> Owner: G Egloff Architect: B.J. Bruns Contractor: B B Couleus. Cost: \$8,000 Date Completed: 4/7/26 *Contributing garage</p>	<p><b>2625 W. Morse Ave.</b> Owner: Arnid Nelson Architect: none listed Contractor: C.A.N. Nelson Cost: \$9,000 Date Completed: 5/7/28</p>
<p><b>2545 W. Morse</b> Owner: Mr. Zeches Architect: none listed Contractor: Nels Christensen Cost: \$7,000 Date Completed: 7/15/26</p>	<p><b>2556 W. Morse</b> Owner: E. Zickes Architect: none listed- Contractor: J V Vidlak Cost: \$8,500 Date Completed: 1/3/27 *Contributing garage</p>	<p><b>2614 W. Morse Ave.</b> NON-CONTRIBUTING Owner: J. A. Then Architect: none listed Contractor: Owner Cost: \$5,000 Date Completed: 4/24/24</p>	<p><b>2626 W. Morse Ave.</b> Owner: Aug Johanssen Architect: none listed Contractor: Owner Cost: \$3,500 Date Completed: 4/23/20 *Contributing garage</p>
<p><b>2548 W. Morse</b> Owner: Elmer Sutter Architect: Allison Contractor: R Christenson Cost: \$7,500 Date Completed: 5/7/28 *Contributing garage</p>	<p><b>2600 MORSE</b> <b>2600 W. Morse Ave.</b> Owner: C. E. Cooper Architect: B. Bruns Contractor: Not Let. Cost: \$20,000 Date Completed: 3/4/30 *Contributing garage</p>	<p><b>2613/15 W. Morse Ave.</b> Owner: Mrs. Arado Architect: none listed Contractor: H. Winkel Cost: \$10,000 Date Completed: 7/17/28 *Contributing garage</p>	<p><b>2629 W. Morse Ave.</b> Owner: Arnid Nelson Architect: none listed Contractor: C.A.N. Nelson Cost: \$9,000 Date Completed: 5/7/28 *Contributing garage</p>
<p><b>2549 W. Morse</b> Owner: Ed Zeches Architect: Bruns Contractor: J Vidlat Cost: \$9,800 Date Completed: 10/27/25 *Contributing garage</p>	<p><b>2601 W. Morse Ave.</b> Owner: Carl G. Lantz Architect: Farrier &amp; Christensent Contractor: Owner Cost: \$9,500 Date Completed: 1925 *Contributing garage</p>	<p><b>2618 W. Morse Ave.</b> Owner: Ed. Zechus Architect: none listed Contractor: C. L. Larson Cost: \$10,000 Date Completed: 4/26/28</p>	<p><b>2630 W. Morse Ave.</b> Owner: A. Nelson Architect: Brun Contractor: C.A. Nelson Cost: \$9,500 Date Completed: 5/7/28 *Contributing garage</p>
<p><b>2553 W. Morse</b> Owner: Walter Haring Architect: none listed Contractor: R A Wilbou Cost: \$15,000 Date Completed: 5/24/28 *Contributing garage</p>	<p><b>2605 W. Morse Ave.</b> Owner: W. Naunshorn Architect: none listed Contractor: H. Winkel Cost: \$9,000 Date Completed: 1/29/26 *Contributing garage</p>	<p><b>2619 W. Morse Ave.</b> Owner: Arnid Nelson Architect: none listed Contractor: C. A. N. Nelson Cost: \$9,000 Date Completed: 7/26/26</p>	<p><b>2632 W. Morse Ave.</b> Owner: J. W. Adams Architect: Brancher Contractor: Austin Ement Co. Cost: \$8,000 Date Completed: 3/8/26 *Contributing garage</p>
<p><b>2554 W. Morse</b> Owner: Edw. Zeches</p>	<p><b>2606 W. Morse Ave.</b> Owner: J. Hix Architect: B.J. Browns</p>	<p><b>2621 W. Morse Ave.</b> Owner: Arnid Nelson Architect: none listed Contractor: C. A. N. Nelson Cost: \$9,000 Date Completed: 7/26/26 *Contributing garage</p>	<p><b>2633 W. Morse Ave.</b> NON-CONTRIBUTING Owner: A. Johnson Architect: A. Johnson</p>

United States Department of the Interior  
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

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Rogers Park Manor Bungalow Historic District  
Chicago, Cook County, Illinois  
Chicago Bungalows MPS

Contractor: A. Johnson Cost: \$5,000 Date Completed: 7/4/16 1924	Architect: none listed Contractor: A. Huberty Cost: \$6,000 Date Completed: 2/1/26	<b>2700 MORSE</b> <b>6846 N Washtenaw Ave</b> <b>(2701 Morse)</b> Owner: none listed Architect: none listed Contractor: none listed Cost: \$ none listed Date Completed: 1921	Architect: W C Presto Contractor: Nels Christiansen Cost: \$ 9000 Date Completed: 8/25/31
<b>2635 W. Morse Ave.</b> Owner: Chas Werkie Architect: none listed Contractor: Swiborg & Schwartz Cost: \$3,500 Date Completed: 1927 *Contributing garage	<b>2647 W. Morse Ave.</b> Owner: Arthur Coubrough Architect: M. H. Harris Contractor: A. Larson Cost: \$7,500 Date Completed: 5/20/26	<b>2704 Morse Ave.</b> Owner: E Zecker Architect: none listed Contractor: J V Vidlak Cost: \$ 8,000 Date Completed: 1/17/27 *Contributing garage	<b>2716 Morse Ave.</b> Owner: A.K. Splander Architect: Edw, Benson Contractor: Jno. A. Lindstrom Cost: \$ 9,000 Date Completed: 7/15/29 *Contributing garage
<b>2636 W. Morse Ave.</b> Owner: Jos. Geyer Architect: Norman Cook Contractor: W. T. Garrich Cost: \$20,000 Date Completed: 9/22/29 *Contributing garage	<b>2648 W. Morse Ave.</b> Owner: Edw. Reynolds Architect: none listed Contractor: J. Torp Cost: \$6,500 Date Completed: 3/22/26 *Contributing garage	<b>2707 Morse Ave.</b> Owner: C Kaurnoringis Architect: Guski & Foster Contractor: A B Boheim Cost: \$ 7,500 Date Completed: 8/25/31 *Contributing garage	<b>2720 Morse Ave.</b> Owner: A.K. Splander Architect: Edw, Benson Contractor: Jno. A. Lindstrom Cost: \$ 9,000 Date Completed: 7/15/29 *Contributing garage
<b>2639 W. Morse Ave.</b> Owner: E. Christensen Architect: Bruns Contractor: A. W. Anderson Cost: \$10,000 Date Completed: 5/7/28 *Contributing garage	<b>2651 W. Morse Ave.</b> Owner: Arthur Coubrough Architect: M. H. Harris Contractor: A. Larson Cost: \$7,500 Date Completed: 5/20/26 *Contributing garage	<b>2708 Morse Ave.</b> Owner: E Zecker Architect: none listed Contractor: J V Vidlak Cost: \$ 8,000 Date Completed: 1/17/27 *Contributing garage	<b>2721 Morse Ave.</b> Owner: Frank Culhane Architect: none listed Contractor: David P. John Cost: \$ 7,500 Date Completed: 7/26/26 *Contributing garage
<b>2640 W. Morse Ave.</b> Owner: A, N. Barthelmes Architect: Geo N. Becher Contractor: Owner Cost: \$6,500 Date Completed: 10/9/23	<b>2654 W. Morse Ave.</b> Owner: E. Zeches Architect: none listed Contractor: J. V. Vidlah Cost: \$10,000 Date Completed: 5/20/26 *Contributing garage	<b>2711 Morse Ave.</b> Owner: wm G Stevens Architect: A H Spitz Contractor: Johnson & Paterson Cost: \$ 9,600 Date Completed: 9/18/31 *Contributing garage	<b>2725 Morse Ave.</b> Owner: Ed. Zecher Architect: Dewey & Pavlovich Contractor: N. Christianson Cost: \$ 8,500 Date Completed: 1927 *Contributing garage
<b>2641 W. Morse Ave.</b> Owner: none listed Architect: none listed Contractor: none listed Cost: none listed Date Completed: 1919	<b>2655/7 W. Morse Ave.</b> Owner: E. Zeches Architect: none listed Contractor: W. Floodstrand Cost: \$10,000 Date Completed: 5/17/28	<b>2712 Morse Ave.</b> Owner: E Zecker Architect: none listed Contractor: J V Vidlak Cost: \$ 8,000 Date Completed: 1/17/27 *Contributing garage	<b>2727 Morse Ave.</b> Owner: Edw. Zechus Architect: Dewey & Pavlovich Contractor: Carl Westberg Cost: \$ 12,000 Date Completed: 5/7/28 *Contributing garage
<b>2645 W. Morse Ave.</b> Owner: Arthur Coubrough Architect: M. H. Harris Contractor: A. Larson Cost: \$7,500 Date Completed: 5/20/26	<b>2656 W. Morse Ave.</b> Owner: E. Zeches Architect: none listed Contractor: J. V. Vidlah Cost: \$10,000 Date Completed: 5/20/26 *Contributing garage	<b>2715 Morse Ave.</b> Owner: Irwin A Blietz	<b>2730 Morse Ave.</b> Owner: Alvis Beyer Architect: Smith Contractor: Not Let Cost: \$ 7,000 Date Completed: 4/7/26 *Contributing garage

United States Department of the Interior  
National Park Service

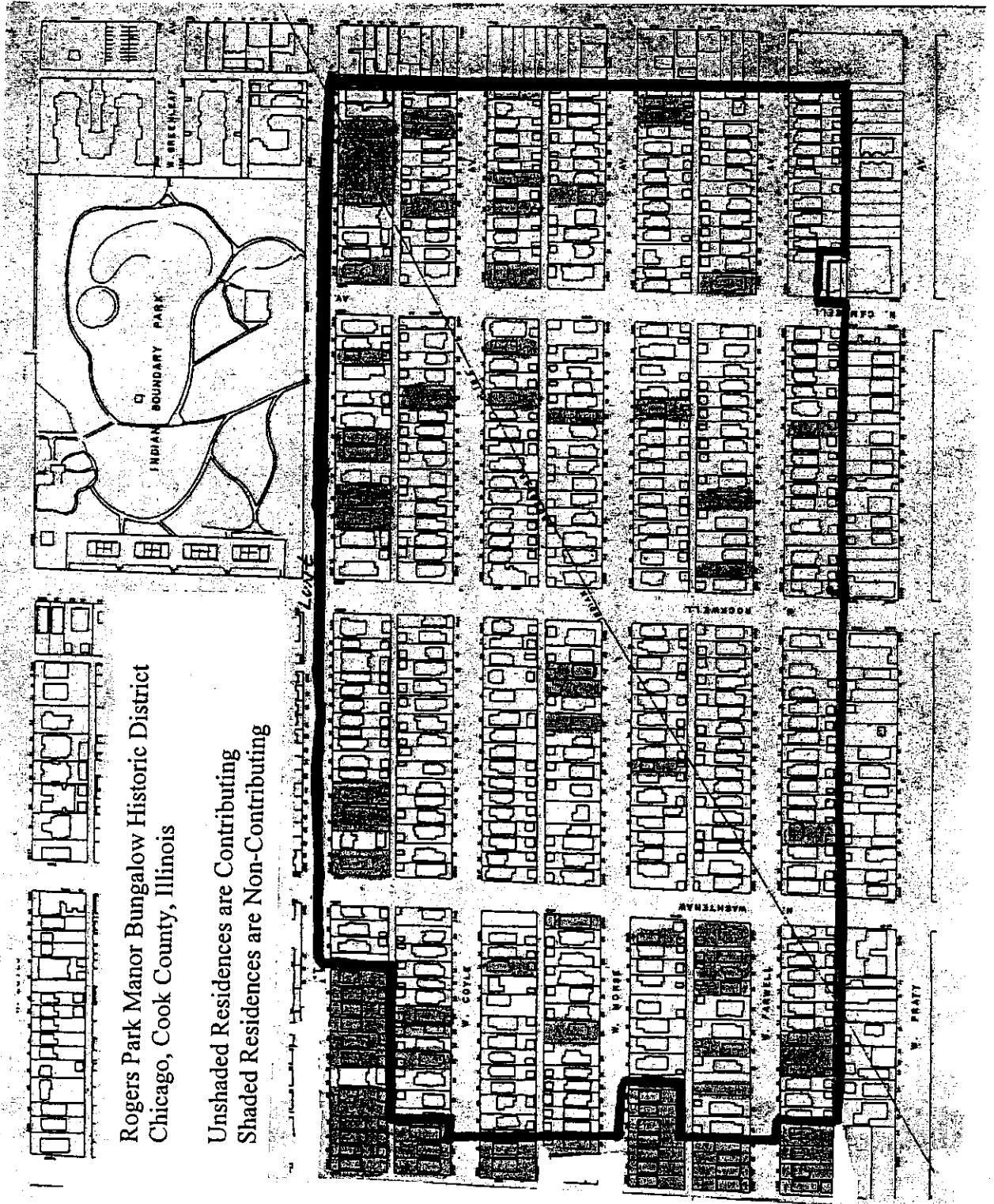
NATIONAL REGISTER OF HISTORIC PLACES  
CONTINUATION SHEET

Section: Property List Page 37

Rogers Park Manor Bungalow Historic District  
Chicago, Cook County, Illinois  
Chicago Bungalows MPS

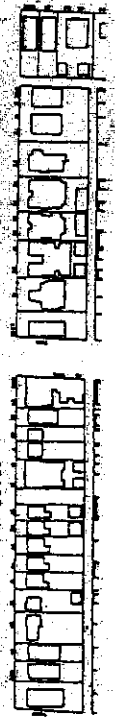
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<b>2731 Morse Ave.</b> Owner: Edw. Zechus Architect: Dewey & Pavlovich Contractor: Carl Westberg Cost: \$ 12,000 Date Completed: 5/7/28 *Contributing garage	<b><u>POST-1930 NON- CONTRIBUTING STRUCTURES</u></b>  2415 West Coyle Ca. 1950  2440 West Coyle 1949  2457 West Coyle 1951  2507 West Coyle Ca. 1950  2517 West Coyle 1936  2518 West Coyle 1937  2456 West Farwell 1953  2538 West Farwell 1951  2554 West Farwell Ca. 1950  2645 West Farwell 1946  2700 West Farwell 1937  2712 West Farwell 1938  2725 West Farwell Ca 1950  2733 West Farwell Ca. 1945  2736 West Farwell Ca 1950	2425 West Lunt Ca 1950  2427 West Lunt  2457 West Lunt 1940  2527 West Lunt 1954  2531 West Lunt 1954  2539 West Lunt 1954  2545 West Lunt 1954  2637 West Lunt Ca. 1950  2647 West Lunt Ca 1950  2657-59 West Lunt Ca. 1950  2438 West Morse 1950  2522 West Morse Ca 1950  2612 West Morse 1954  2700 West Morse  2705 West Morse Ca 1950  2724 West Morse 1948
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Rogers Park Manor Bungalow Historic District  
Chicago, Cook County, Illinois

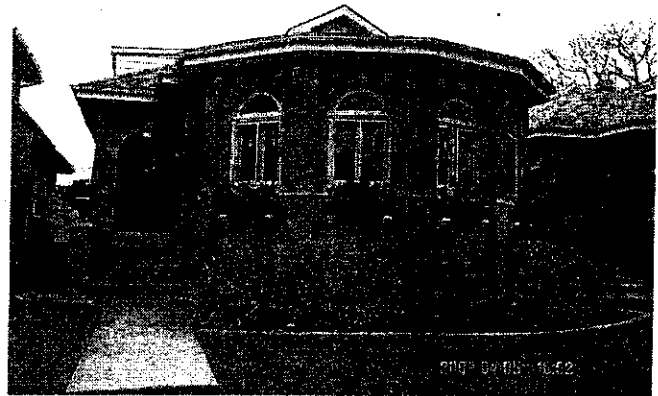
Unshaded Residences are Contributing  
Shaded Residences are Non-Contributing



APPENDIX



2414 W. Coyle



2529 W. Coyle



2453 W. Coyle



2501 W. Morse



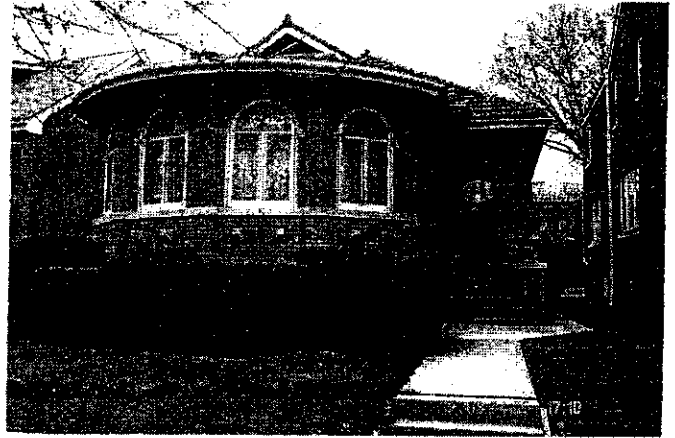
2614 W. Coyle



2557 W. Farwell



2443-5 W. Lunt



2522 W. Coyle



2003 04 05 09:34

2525 W. Farwell



2003 04 05 17:06

2444 W Coyle



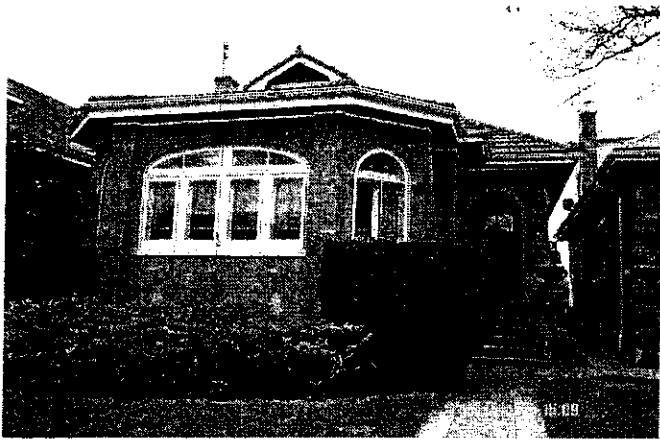
2003 04 05 16:12

2501 W. Morse



2003 04 05 17:03

2427 W. Coyle



2543 W. Morse



2529 W. Morse



2524 W Morse



2530 W Morse



2534 W Morse



2538 W Morse

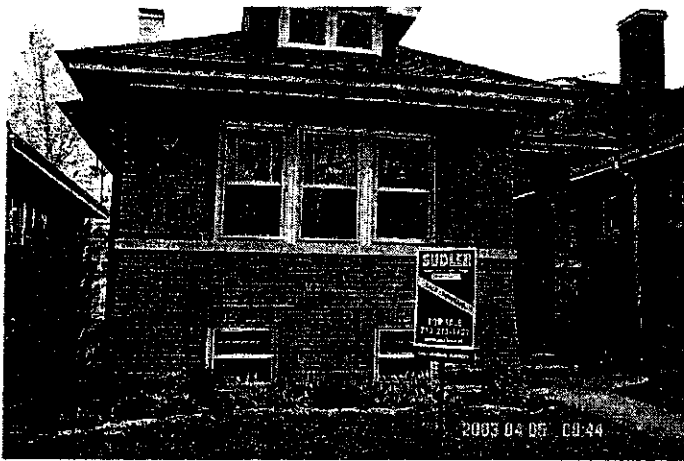
Section 8



2626 W. Morse



2611 W. Coyle



2432 W. Farwell



2434 W. Farwell



2514 W. Morse

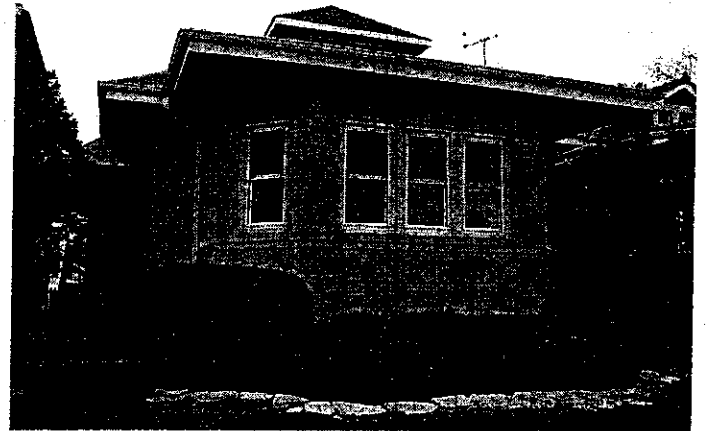


2541 W. Coyle





2517 W. Farwell



2539 W. Morse



2439 W. Farwell



2617 W. Coyle



2609 W. Farwell



2600 W Farwell



2500 W Farwell



2632 W. Morse



2449 W. Coyle



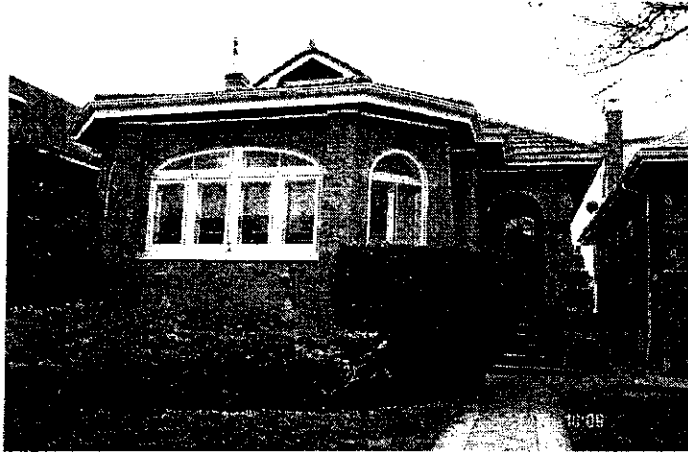
2540 W. Morse



2539 W. Farwell



2433 W. Morse



2543 W Morse



2549 W Morse



2657 W. Farwell



2531 W. Coyle



2601 W. Farwell



2652 W. Farwell



2418 W Morse



2422 W. Morse



2620 W. Coyle



2454 W. Morse



2458 W. Morse



2555 W Morse



2442 W. Morse



2553 W. Morse



2716 W Morse



2720 W. Morse



City of Chicago  
Richard M. Daley, Mayor

Department of Planning  
and Development

Denise M. Casalino, P.E.  
Commissioner

Suite 1600  
33 North LaSalle Street  
Chicago, Illinois 60602  
(312) 744-3200  
(312) 744-9140 (FAX)  
(312) 744-2578 (TTY)  
<http://www.cityofchicago.org>

August 5, 2005

Tracey A. Sculle  
Survey & National Register Coordinator  
Illinois Historic Preservation Agency  
1 Old State Capitol  
Springfield, IL 62702

**Re: Chicago nominations to the National Register of Historic Places for**

- **the Building at 2044 - 2048 W. Farwell Ave.; and**
- **the Rogers Park Manor Bungalow Historic District**

Dear Ms. <sup>Tracey</sup>Sculle:

This is in response to your letters of June 10, 2005, to the Commission on Chicago Landmarks asking for the Commission's comments on the nominations of the properties referenced above to the National Register of Historic Places. As a Certified Local Government (CLG), the City of Chicago is given the opportunity to comment on local nominations to the National Register prior to being considered by the Illinois Historic Sites Advisory Council.

At its regular meeting of August 4, 2005, the Commission voted unanimously to support the National Register listings for both nominations. The Commission's resolution is attached.

Please contact Terry Tatum of my staff at 312-744-9147 if you have any questions.

Sincerely,

Brian Goeken  
Deputy Commissioner  
Landmarks Division

Originated by:

Terry Tatum  
Director of Research  
Landmarks Division

encl.

cc: Alderman Bernard L. Stone, 50<sup>th</sup> Ward  
Nicholas Dorochoff, Jr.  
Beth Martin and Emily Ramsey, Historic Chicago Bungalow Association  
Joseph Beason, 2044-48 West Farwell Condominium Association



Resolution  
by the  
Commission on Chicago Landmarks  
on the  
Nominations to the National Register of Historic Places  
for the

**Building at 2044 - 2048 W. Farwell Ave.**

**And the**

**Rogers Park Manor Bungalow Historic District**

August 4, 2005

The Commission on Chicago Landmarks finds that:

- the Building at 2044-2048 W. Farwell Ave. is unusual in the context of the far North Side of Chicago in its use of the Spanish Baroque Revival style. It possesses local significance and is eligible under Criterion C for listing on the National Register of Historic Places; and
- the Rogers Park Manor Bungalow Historic District is a fine and consistent collection of Chicago bungalows and related buildings built predominantly in the 1920s. It is being nominated under the Multiple Property Documentation form for "Chicago Bungalows." It possesses local significance and meets Criterion A for community planning and development and Criterion C for architecture.

*Now, therefore, be it resolved by the Commission on Chicago Landmarks that it hereby supports the listing of both nominations to the National Register of Historic Places.*



**Illinois Historic  
Preservation Agency**

1 Old State Capitol Plaza • Springfield, Illinois 62701-1507 • Teletypewriter Only (217) 524-7128

Voice (217) 782-4836

**MEMORANDUM**

**TO:** Mayor Richard M. Daley, City of Chicago  
Brian Goeken, Landmarks Division, Department of Planning and  
Development

**FROM:** Tracey A. Sculle, Survey and National Register Coordinator *TAS*

**DATE:** June 10, 2005

**SUBJECT:** Preliminary Opinion on the Rogers Park Manor Bungalow Historic District

The Rogers Park Manor Bungalow Historic District is a distinct area of Chicago bungalows, Revival style houses and 2-flats in the West Ridge Community Area of north Chicago. The district is bounded by West Lunt Avenue on the north, North Western Avenue on the east, West Farwell Avenue on the south and North California on the west. The contributing buildings in the district were built between 1920 and 1929. The majority of the residences in the district are clearly Chicago bungalows in form and design. A number of Revival style house, 2-flats and secondary garage buildings are also included within the district. The houses were built by a number of different contractors and architects. The district meets Criterion A for community planning and development and Criterion C for architecture and represents a very consistent and unified area of Chicago bungalows within this area of the city. The period of significance for the district is from 1920, when the first houses were built to 1929, the year to last houses were built. The district retains sufficient integrity to convey both its historic and architectural merit.



Georgian, The,  
1005 S. Sixth St.,  
Champaign, 05001260,  
LISTED, 11/15/05

ILLINOIS, COOK COUNTY,  
Anderson--Carlson Building,  
2044-48 W. Farwell Ave.,  
Chicago, 05001259,  
LISTED, 11/15/05

ILLINOIS, COOK COUNTY,  
Pacesetter Gardens Historic District,  
13604--13736 S. Lowe Ave.,  
Riverdale, 05001252,  
LISTED, 11/16/05

\* ILLINOIS, COOK COUNTY,  
Rogers Park Manor Bungalow Historic District,  
Roughly bounded by W. Lunt Ave., N. Western Ave., both sides of W. Farwell  
Ave. and N. California Ave.,  
Chicago, 05001258,  
LISTED, 11/15/05  
(Chicago Bungalows MPS)

ILLINOIS, JACKSON COUNTY,  
Murphysboro Elks Lodge,  
1329 Walnut St.,  
Murphysboro, 05001255,  
LISTED, 11/15/05

ILLINOIS, LAKE COUNTY,  
Linn, Howard and Lucy, House,  
555 Shoreacres Dr.,  
Lake Bluff, 05001257,  
LISTED, 11/15/05

ILLINOIS, LAKE COUNTY,  
Swift, Louis F., House,  
255 E. Foster Place,  
Lake Forest, 05001256,  
LISTED, 11/18/05

ILLINOIS, PEORIA COUNTY,  
International Harvester Building,  
1301-1309 Southwest Washington St.,  
Peoria, 05001254,  
LISTED, 11/15/05

ILLINOIS, RANDOLPH COUNTY,  
Shiloh College,  
13043 Walnut St.,  
Shiloh Hill, 05001251,  
LISTED, 11/15/05

ILLINOIS, WILL COUNTY,  
Downtown Peotone Historic District,  
Roughly N. First St. and both sides of N. Second St., roughly bounded by the  
alley S of Main and N by North St.,  
Peotone, 05001253,  
LISTED, 11/16/05